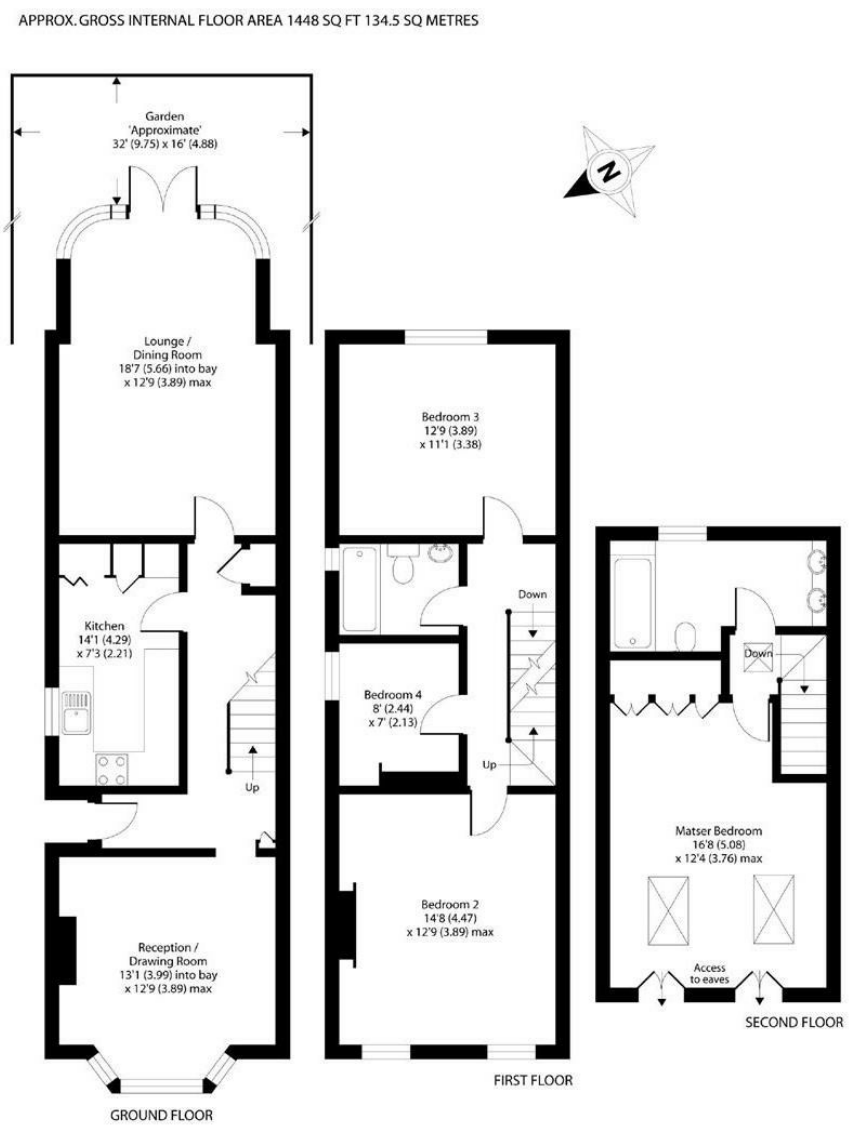
Canbury Avenue

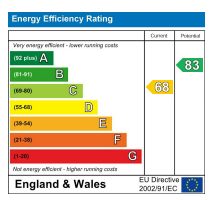
Kingston Upon Thames KT2 6JP

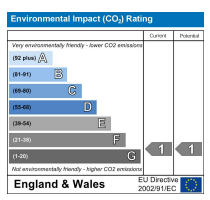
APPROX. GROSS INTERNAL FLOOR AREA 1448 SQ FT 134.5 SQ METRES



gibson lane

34 Richmond Road
Kingston upon Thames
Surrey
KT2 5ED
www.gibsonlane.co.uk
Tel: 020 8546 5444





Important Information

All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes only and must not be relied upon for any purpose. These details are offered on the understanding that all negotiations are made through this company. Neither these particulars, nor verbal representations, form part of any offer or contract, and their accuracy cannot be guaranteed.

The Property Ombudsman
naea | propertymark PROTECTED
arla | propertymark PROTECTED

£1,075,000

- Victorian Family Home
- Four Bedrooms
- Two Bathrooms
- Large Ground Floor Footprint
- Attractive 32ft Rear Garden

* Tenure: Freehold

- Accommodation Approaching 1450sqft
- Extremely Desirable North Kingston Road
- Close to Richmond Park | Train Station | Town Centre
- Council Tax Banding - E
- EPC Rating - D

* Local Authority: Kingston upon Thames

Description

An attractive four bedroom family home situated on one of North Kingston's most desirable roads. The property is presented to a high standard featuring well balanced accommodation approaching 1450sqft . This lovely family home contains plenty of lovely period features, has large glass windows to let in plenty of natural light and has spacious rooms with high ceilings. the ground floor offers front reception room with bay window and fireplace, kitchen and an impressive double reception area to the rear. the first floor provides two fantastic double bedrooms and an additional bedroom plus family bathroom.
The second floor contains an impressive master bedroom with built in cupboards and en-suite bathroom. Externally there is a covered side passage ideal for storage and a delightful 32ft rear garden with a raised decked seating area.

Situation

Canbury Avenue is a particularly sought after residential tree lined street within the popular North Kingston area and ideally positioned between Richmond Park and the River Thames. The property is conveniently positioned for Kingston station giving direct access into Waterloo and the A3 which serves both London & the M25. Kingston town centre with its array of shops, restaurants and bars is a short distance away. The standard of schooling in the immediate area is excellent within both the private & state sectors.