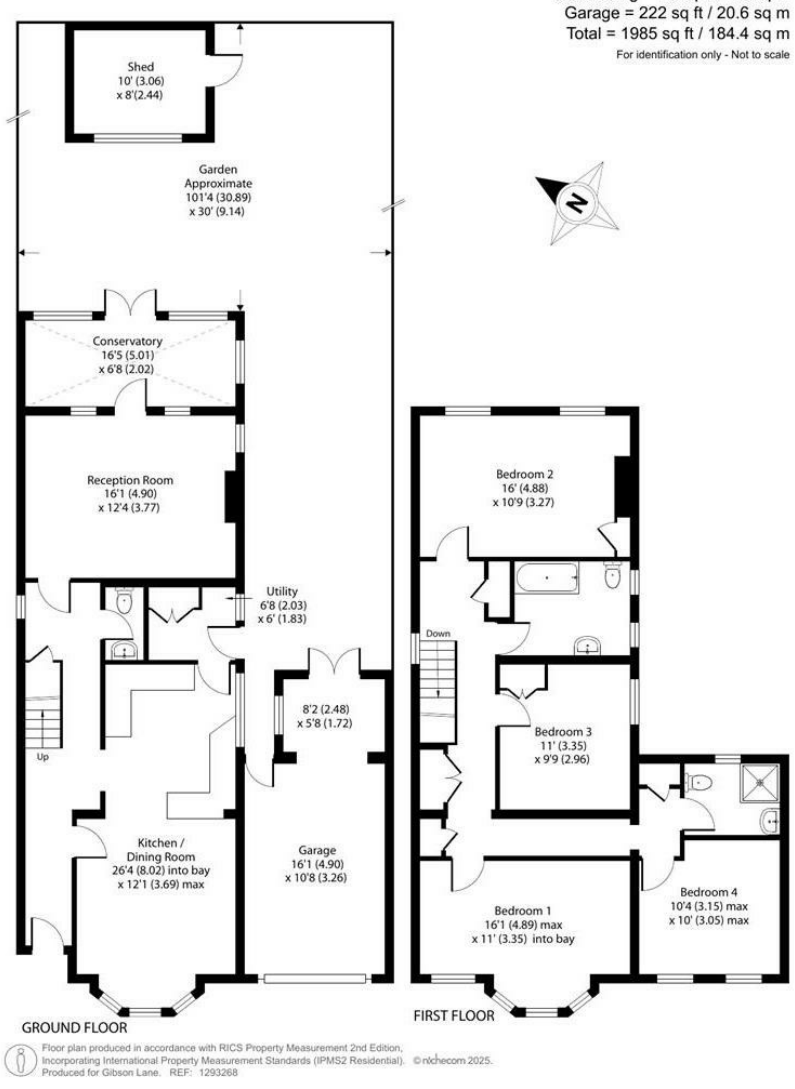
Park Road

Kingston Upon Thames KT2 5JZ

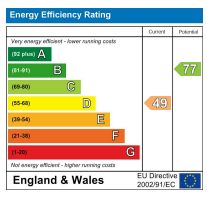
Approximate Area = 1684 sq ft / 156.4 sq m
Outbuilding = 79 sq ft / 7.3 sq m
Garage = 222 sq ft / 20.6 sq m
Total = 1985 sq ft / 184.4 sq m
For identification only - Not to scale

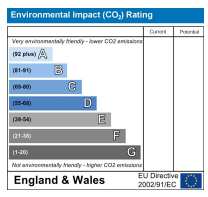


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Gibson Lane. REF: 1293268

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
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Guide Price £1,695,000

- Double Fronted Detached Home
- Incredible Rear Garden
- Ample Off Street Parking
- Scope to Expand (STNC)
- Four Bedrooms | Two Bathrooms
- Garage
- Moments from Richmond Park
- Desirable North Kingston Location
- EPC Rating - E
- Council Tax Banding - G

* Tenure: Freehold

* Local Authority: Kingston upon Thames

Description

This special double fronted detached residence offers an exceptional opportunity for those seeking a spacious family home providing generous accommodation spread over two floors, the property boasts a plethora of period features and charming character throughout combined with tall ceilings and light, bright rooms. The ground floor offers an open plan kitchen/dining room, utility, downstairs WC, reception room and conservatory. Upstairs the four well-proportioned bedrooms provide ample space for family living. There are also two bathrooms.

One of the standout features of this home is the incredible rear garden, which presents a tranquil outdoor space perfect for families or entertaining guests.

There is also tremendous potential to expand this already vast house further (subject to necessary consents, STNC), allowing a buyer the possibility to create a dream home tailored to your personal tastes and requirements.

Additionally, the property benefits from ample off-street parking and a garage, ensuring convenience for residents and visitors. With its prime location and vast potential, this property is not to be missed. Embrace the opportunity to create a wonderful family home in a very sought-after location, moments from Richmond Park. Call us now to arrange your viewing!

Situation

Park Road is a popular residential street ideally situated in the sought after North Kingston area. The property is within walking distance of Richmond Park and conveniently positioned for the River Thames and both Norbiton and Kingston stations giving direct access into Waterloo. Kingston town centre with its array of shops, restaurants and bars is 1/2 a mile away, the A3 with routes to London and the M25 is easily accessible by car. The standard of schooling in the immediate area is excellent within both the private and state sector.