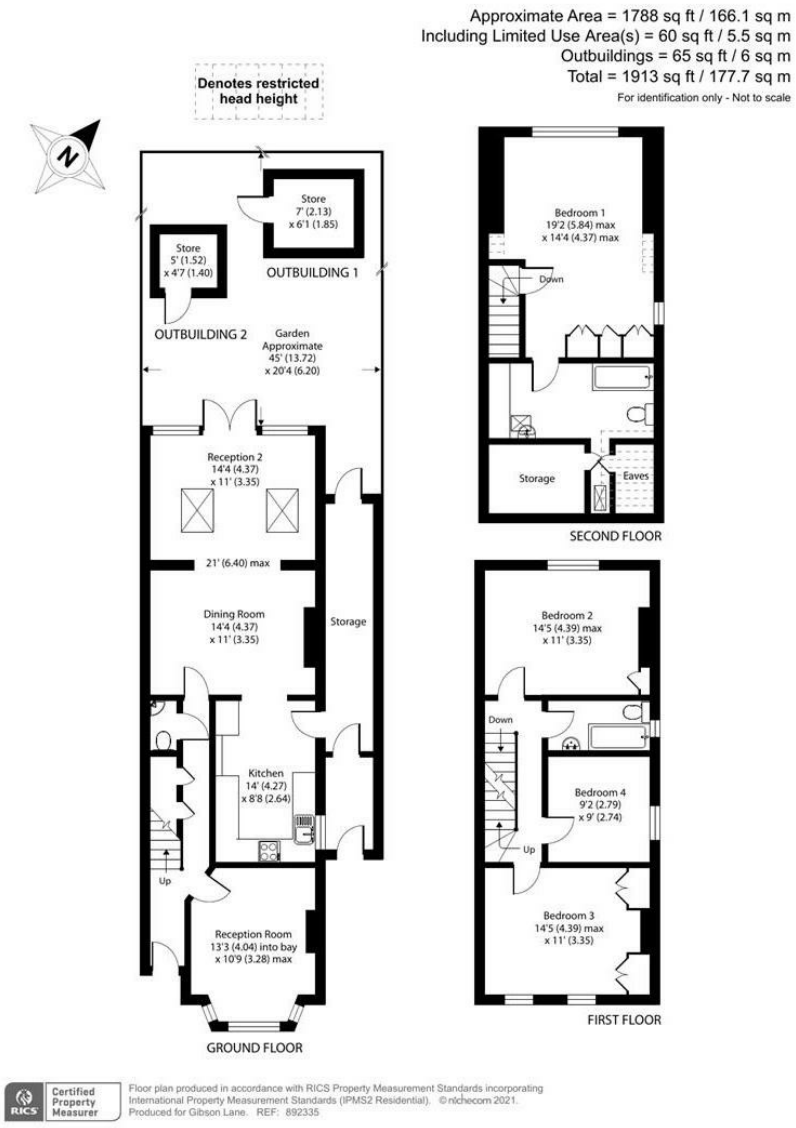

Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2021. Produced for Gibson Lane. REF: 892335

gibson lane

34 Richmond Road
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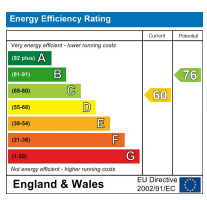

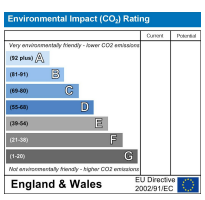

Important Information

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

Guide Price £1,225,000

- Halls Adjoining Semi Detached Family Home
- Four Double Bedrooms
- River Road Location
- No Onward Chain
- Open Plan Kitchen/ Diner
- Two Bathrooms
- Downstairs WC
- EPC Rating - D
- Council Tax Band - F

* Tenure: Freehold

* Local Authority: Kingston Upon Thames

Description

An impressive halls adjoining semi detached Victorian residence situated on this sought after River road in North Kingston. The property is well presented through out with accommodation approaching 1800 sq ft arranged over three floors. The ground floor comprises of front reception room with bay window and fireplace, downstairs WC and an impressive 21 ft open plan kitchen/Living/ diner with patio doors leading directly onto a delightfully landscaped 45 ft rear garden. To the upper floors there are three double bedrooms and family bathroom on the first floor and a Master bedroom with En suite bathroom in the loft. There is also the added bonus of covered storage to the side and eves storage in the loft. This property is being sold with No onward chain.

Situation

Eastbury Road is a popular residential road and is one of the sought after North Kingston river roads conveniently positioned for Kingston town centre, station, Richmond Park and moments from Canbury Gardens & The River Thames. The standard of schooling in the immediate area is excellent within both the private and state sectors and the area has an extensive range of leisure facilities including golf courses, tennis clubs, sailing, riding schools and private and public health clubs.