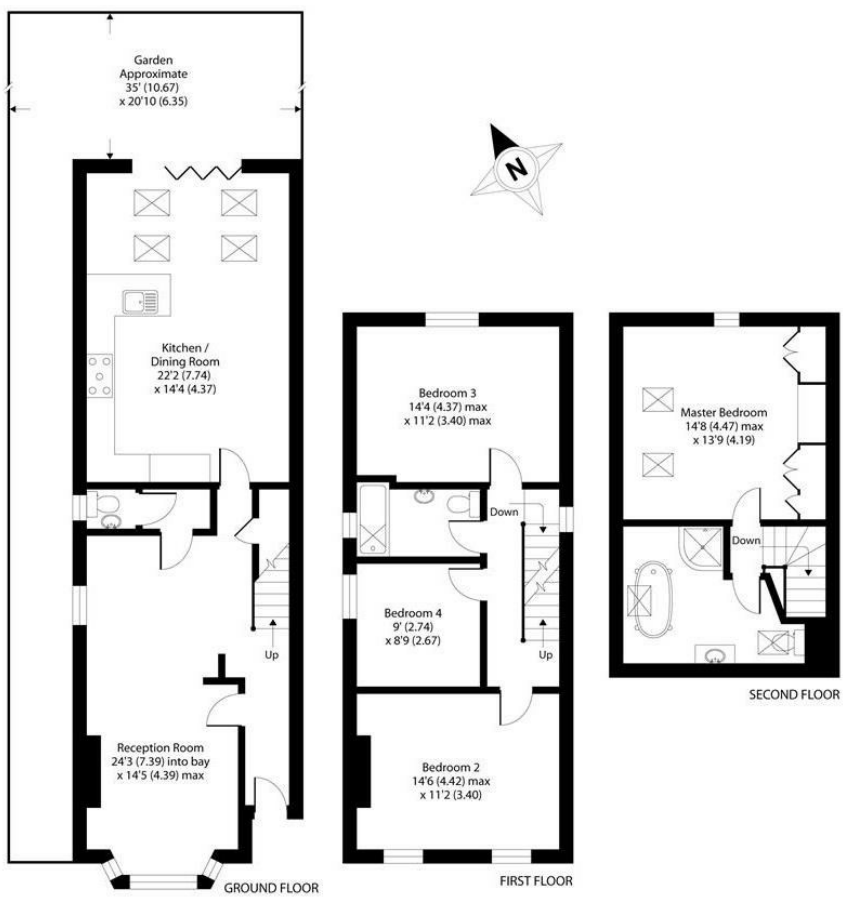
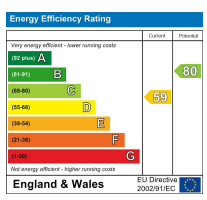
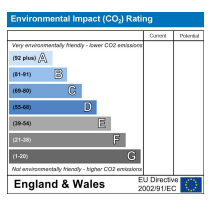
APPROX. GROSS INTERNAL FLOOR AREA 1600 SQ FT 148.6 SQ METRES



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
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Guide Price £1,250,000

- Detached Victorian Villa
- Immaculately Presented Internally
- Stunning open plan Kitchen/Diner
- Downstairs WC and Utlity
- Four Bedrooms
- Two Bathrooms
- Close to Transport Links
- EPC Rating - D
- Council Tax Band - G

* Tenure: Freehold

* Local Authority: Kingston Upon Thames

Description

An elegant brick fronted four bedroom Victorian detached residence, with impressive accommodation at 1600sq ft arranged over three floors. Internally the property has been tastefully extended and modernised with high quality materials and presents a beautiful interior offering a practical contemporary style of living. The ground floor comprises of double reception room with solid wood flooring and feature fireplace, downstairs WC/ utility room and a stunning 24ft "Richmond kitchen" fully fitted with marble work tops, island and range cooker, with bi-fold doors leading directly onto an exquisitely landscaped rear garden complete with external lights. The upper floors offer a generous arrangement with three double bedrooms, home office/nursery, family bathroom and impressive bathroom in the loft with freestanding bath and separate shower.

Situation

Deacon Road 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 and Norbiton stations 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.