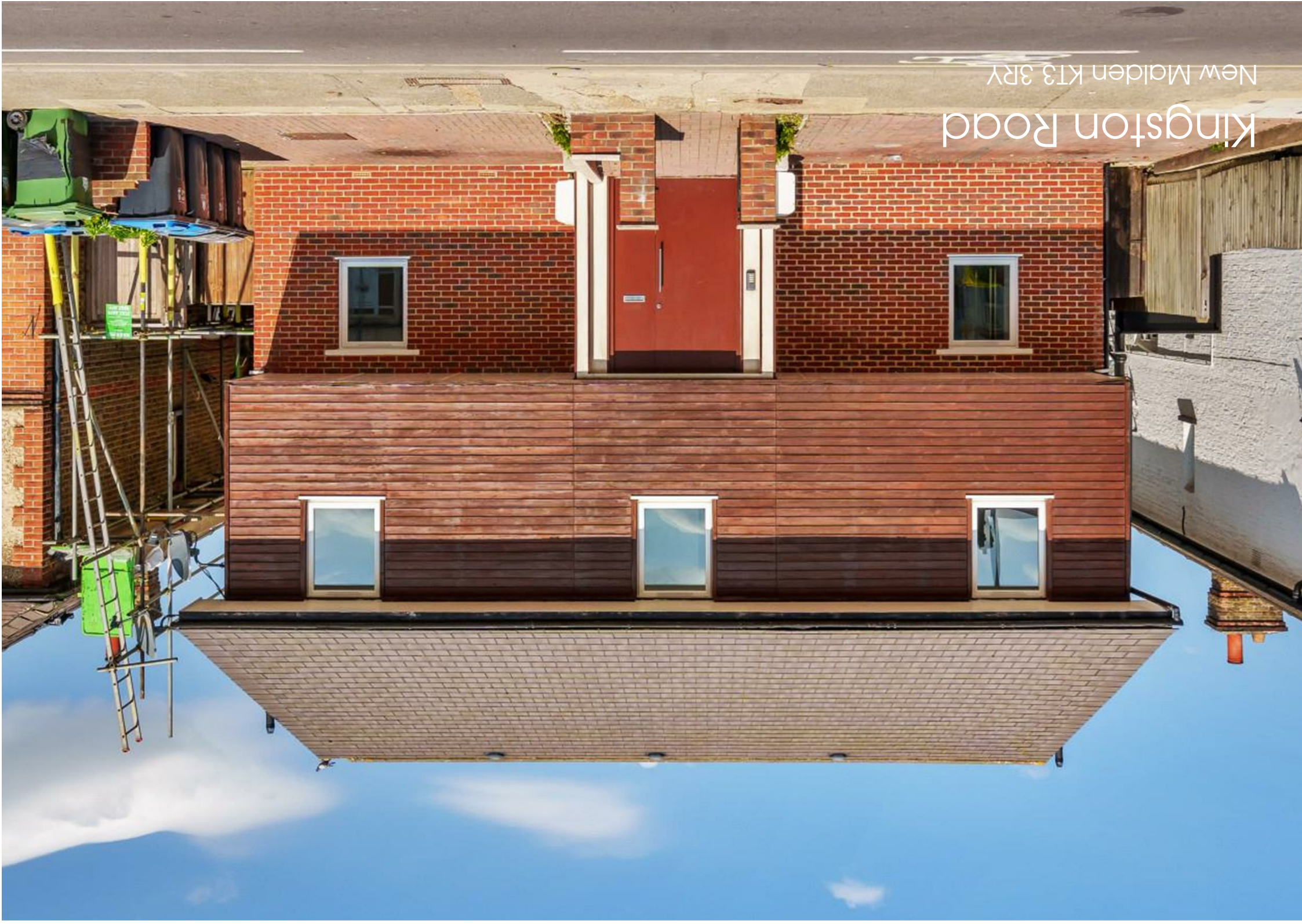
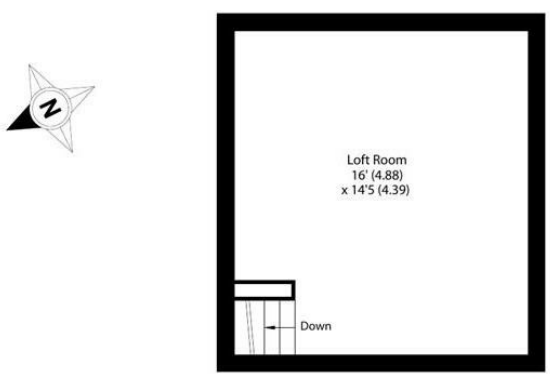


Approximate Area = 663 sq ft / 61.5 sq m

For identification only - Not to scale

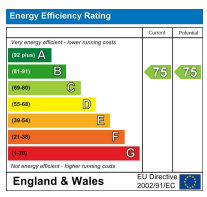


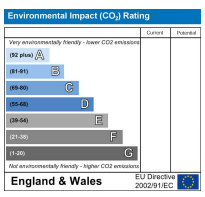
Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2023. Produced for Gibson Lane. REF: 973822

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 £255,000

- One Bedroom Apartment
- Spacious Accommodation Approaching 700sqft
- Open Plan Kitchen/Reception Room
- Well-Presented Internally
- Large Loft Area
- Close to the Town Centre
- EPC Rating - C
- Council Tax Band - C

* Tenure: Share of Freehold

* Local Authority: Kingston Upon Thames

Description

An immaculate first floor apartment with accommodation in excess of 650sqft arranged over two floors.
This lovely flat has been recently renovated to a high standard internally and offers a generous master bedroom, modern bathroom and a spacious open plan kitchen/reception room measuring almost 25ft deep. There is the added benefit of a vast room in the loft area. The property is offered with a share of the freehold and is being sold with no onward chain. Internal viewings are highly recommended!
NB: We understand the construction is timber frame.

Situation

Kingston Road is a sought after residential street conveniently located moments from both New Malden and Norbiton Villages with their select range of shops and rail station giving direct access into Waterloo. The A3 which serves both London and the M25 is easily accessible by car. New Malden and Kingston Town Centers with superb shopping facilities, restaurants, bars and the River Thames is just a short walk away. Richmond Park with its several thousand acres of delightful parkland is also close by. The standard of schooling in the immediate area is excellent within both the private and state sector. The area has an extensive range of leisure facilities including golf courses, tennis clubs, riding schools and private and public health clubs.