













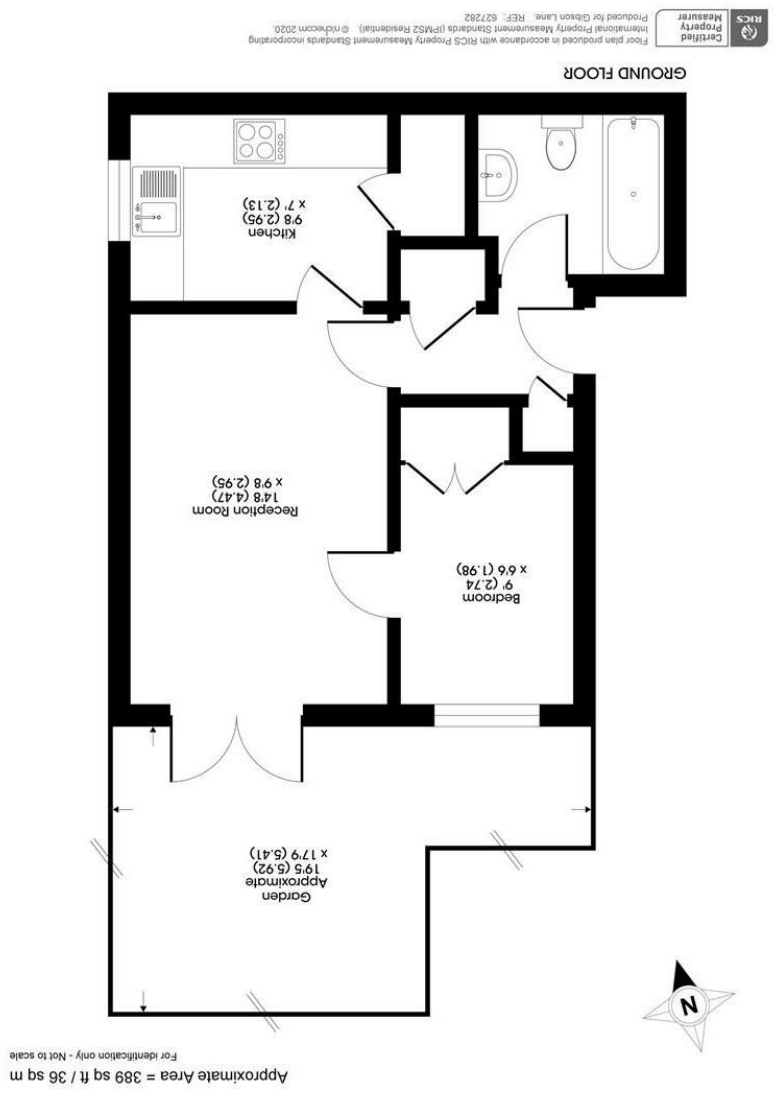


Important Information
 All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes 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.

Energy Efficiency Rating	Environmental Impact (CO ₂) Rating
 A 85-95 Very good (A)	 A 100-120 Very good (A)
 B 74-84 Good (B)	 B 120-145 Good (B)
 C 69-73 Fair (C)	 C 145-175 Fair (C)
 D 64-68 Fairly poor (D)	 D 175-200 Fairly poor (D)
 E 55-63 Poor (E)	 E 200-225 Poor (E)
 F 49-54 Poor (F)	 F 225-250 Poor (F)
 G 41-48 Very poor (G)	 G 250-300 Very poor (G)



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





Kingsworthy Close
 Kingston Upon Thames KT1 3ER



Kingsworthy Close

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Asking Price £259,500

A bright and spacious one bedroom flat presented in excellent condition throughout.

Description

A well presented ground floor, one bedroom apartment located in a gated development close to both Kingston town centre and excellent transport links. The flat has been tastefully decorated internally and offers fully fitted kitchen, large reception room with direct access onto the immaculate communal gardens, one double bedroom and a modern bathroom. Furthermore, the property also includes an allocated parking space. Viewings are highly recommended to appreciate what this property has to offer!

Situation

Kingsworthy Close is a smart and well maintained gated development conveniently positioned for the amenities and transport of Kingston. The property is within a few hundred yards of Fairfield Park and Kingston town centre, which offers an array of shops, bars and restaurants and is approximately 1/2 a mile away. Kingston station which offers a frequent service directly into Waterloo is approximately 3/4 mile away, there is also a direct bus service to Surbiton which has fast train line into Waterloo.

Tenure: Leasehold

Local Authority: Kingston Upon Thames

