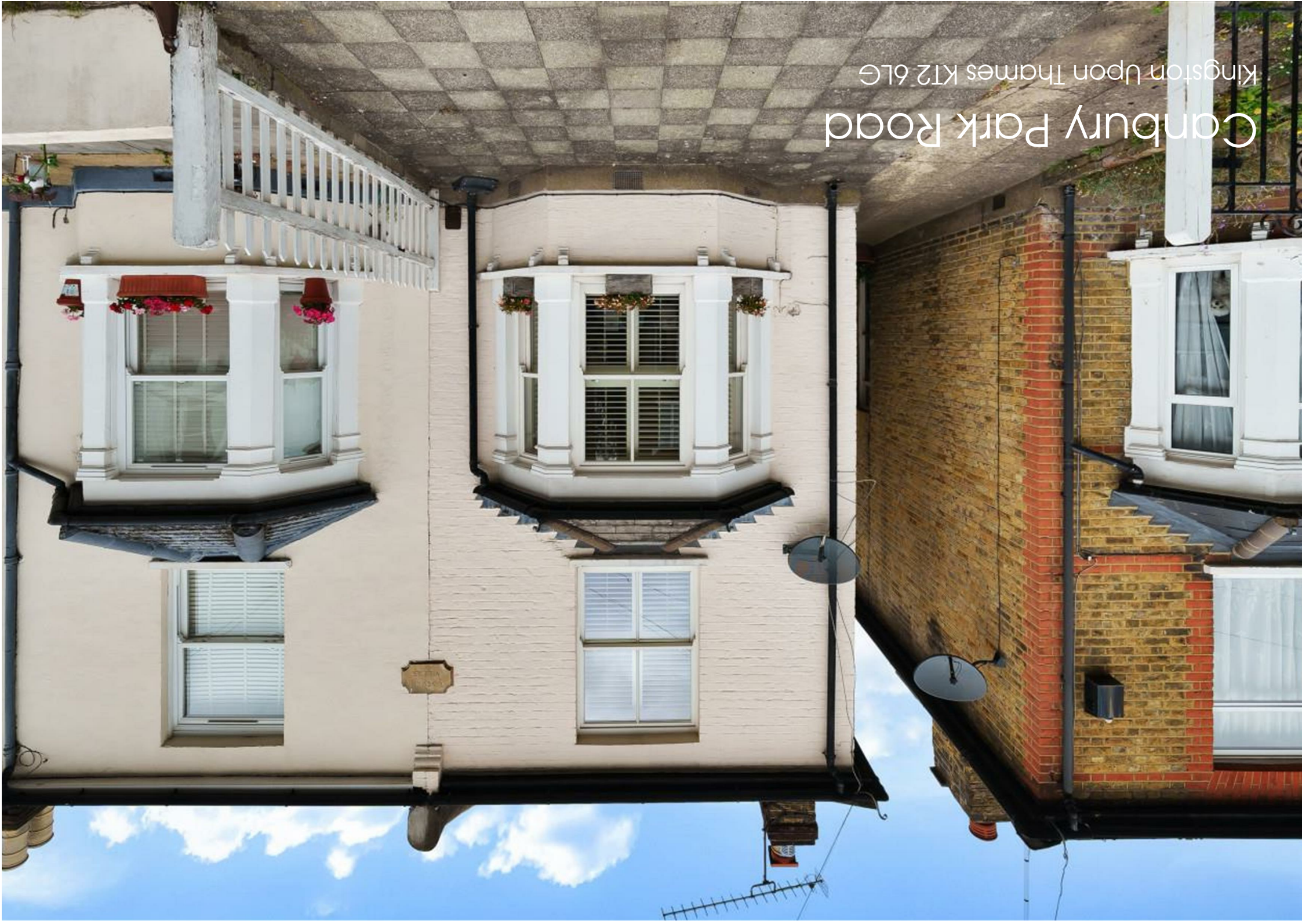
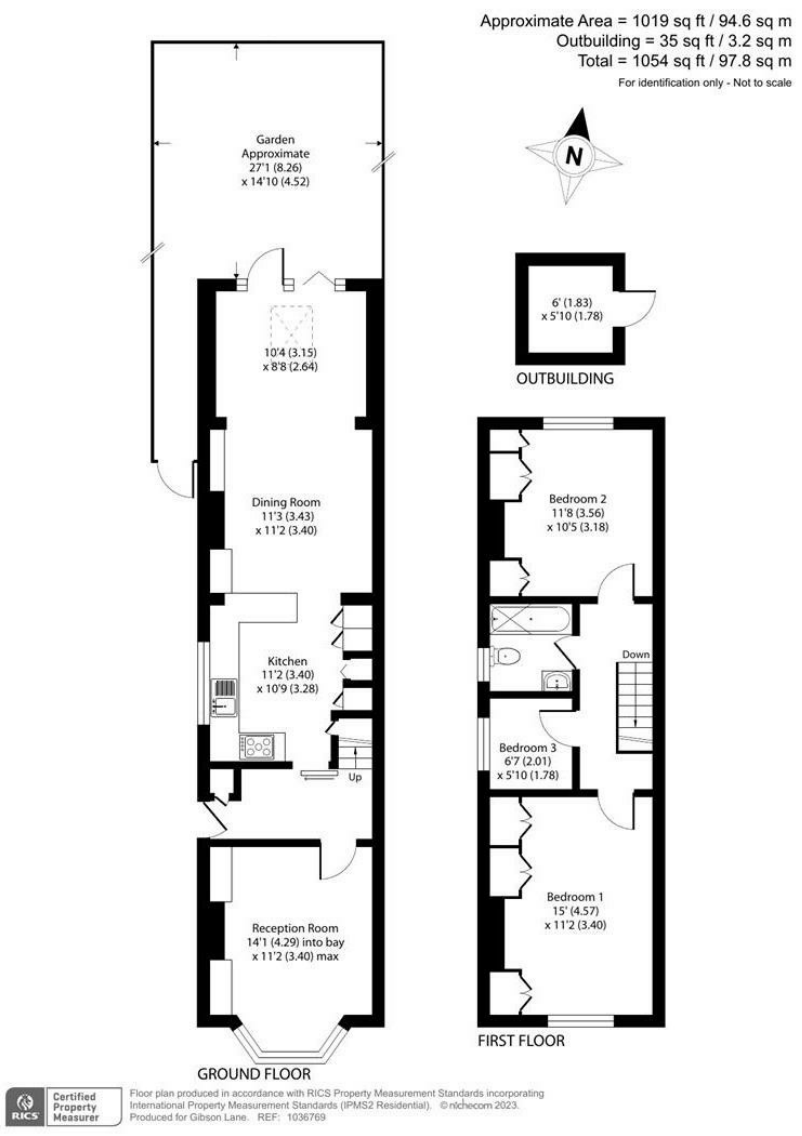


Canbury Park Road

Kingston Upon Thames KT2 6LG



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2023. Produced for Gibson Lane. REF: 1036769

gibson lane

34 Richmond Road
Kingston upon Thames
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KT2 5ED
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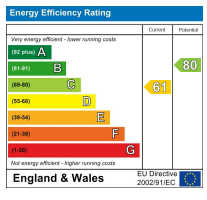

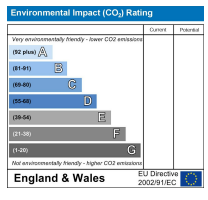

Important Information

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
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Guide Price £875,000

- Victorian Semi Detached House
- Three Bedrooms
- Stunning Open Plan Kitchen/Diner
- North Kingston Location
- Well Presented Internally
- Potential to Extend into the Loft (STNC)
- Off Street Parking
- EPC Rating - D
- Council Tax Band - D

* Tenure: Freehold

* Local Authority: Kingston Upon Thames

Description

An attractive three bedroom Victorian semi-detached family home situated on this sought after road in North Kingston. This property has been finished to a wonderful standard and offers spacious accommodation in excess of 1000 sq ft. The ground floor comprises of a generous entrance hall, a stunning front reception room with feature fireplace and bay window and a fantastic open plan kitchen /living/ dining room with bi folding doors leading directly onto a perfectly landscaped rear garden ideal for entertaining. The upper floor has two double bedrooms and one single bedroom and a family bathroom. The property also has potential to extend into the loft (STNC) and the added bonus of off street parking to the front.

Situation

Canbury Park Road is conveniently positioned for Kingston station 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 and state sectors.