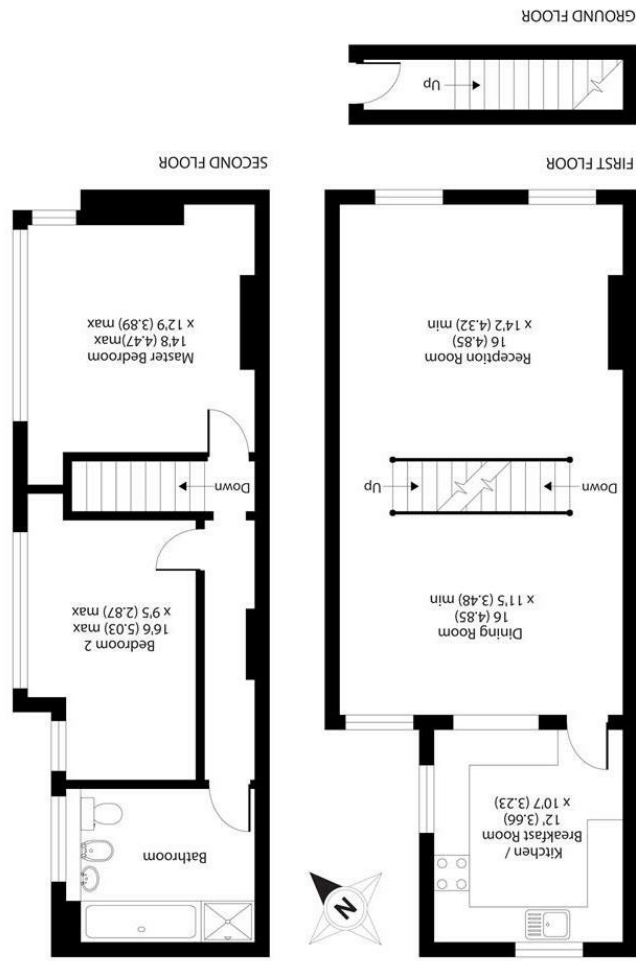


Important Information
 All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes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

Environment Impact (CO ₂) Rating	Energy Efficiency Rating



APPROX. GROSS INTERNAL FLOOR AREA 1133 SQ FT 105.2 SQ METRES

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



138 Elm Road
 Kingston upon Thames KT2 6HU



Elm Road

Kingston Upon Thames KT2 6HU

£475,000

An extremely spacious two double bedroom split level maisonette situated in one of North Kingston's most sought after locations.

Description

An extremely spacious two double bedroom split level maisonette offering over 1100 sq ft of accommodation, situated in one of North Kingston's most sought after locations, within a short distance of the town centre and station, Richmond Park, and the River Thames. This property occupies the first and second floors of a Victorian semi-detached house, and benefits from it's own front door, with stairs leading up to the first floor which comprises an open plan double reception room, and a separate kitchen at the rear of the property. The second floor offers two genuine double bedrooms and a large bathroom. The property is offered with no onward chain, and will benefit from a programme of modernisation throughout which could create a fantastic home in a premium location.

Situation

Elm Road is a popular residential road conveniently positioned for Richmond Park, many highly regarded local schools and the town centre with its extensive range of shopping facilities. Kingston station with its direct link into Waterloo is close by and the A3 which serves both London and the M25 is easily accessible by car.

Tenure:

Local Authority: Kingston Upon Thames

