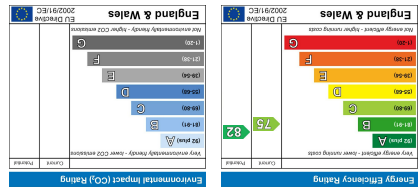


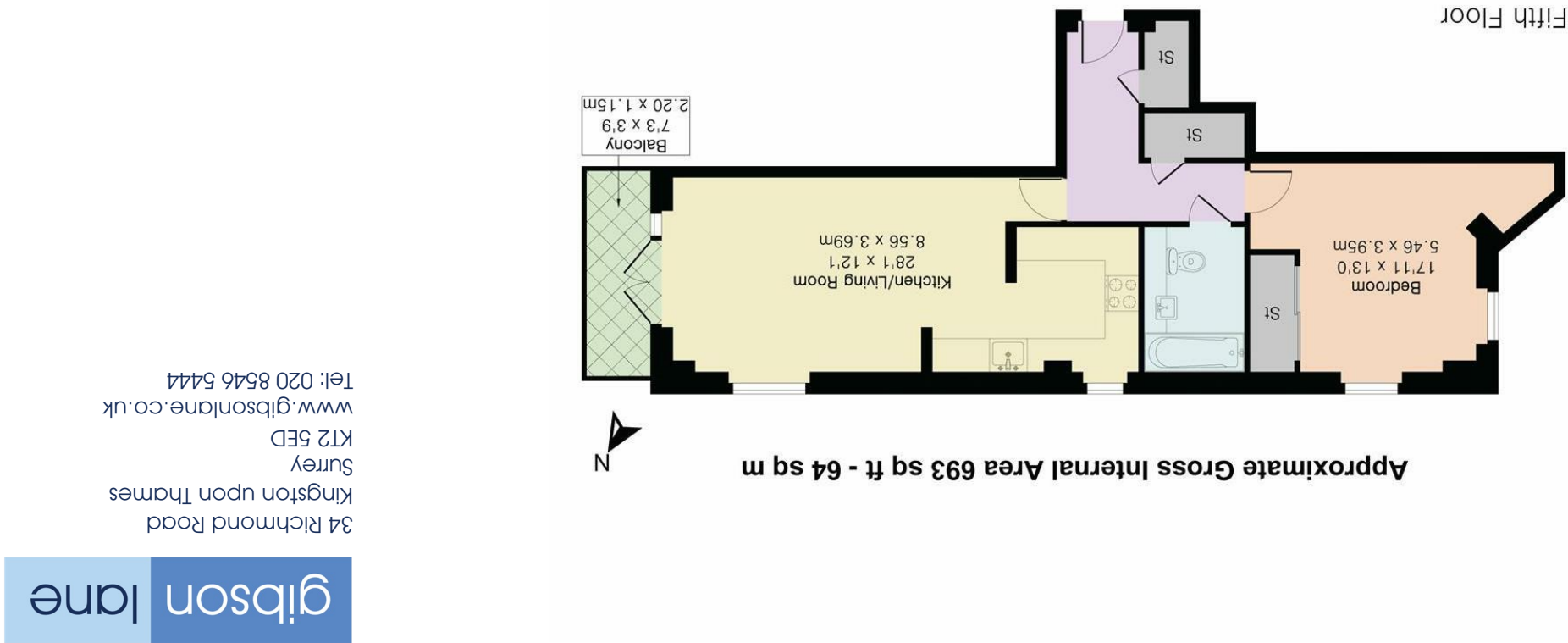
**Important Information**  
All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance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



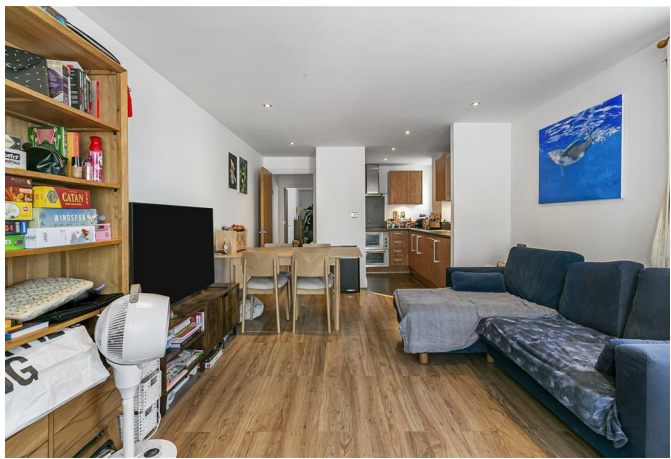
**gibson lane**

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

**PINK PLAN**







- Modern 1 Double Bedroom Apartment
- Spacious Open-Plan Living Room & Kitchen
- Tiled Bathroom With Bath & Shower
- Private Balcony
- Unallocated Underground Parking
- Residents Gym
- 24 Hour Concierge
- Popular Royal Quarter Development
- EPC Rating - C
- Council Tax Band - D



£1,900 Per Calendar Month

Royal Quarter, Seven Kings Way,  
Kingston Upon Thames,  
Surrey,  
KT2 5BG

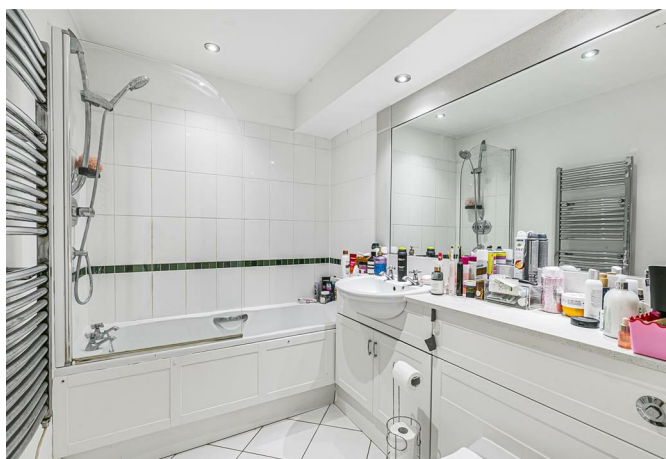


## Description:

Gibson Lane are delighted to present to the market this modern courtyard facing one double bedroom luxury apartment located in the prestigious Royal Quarter development. The property provides a lovely open-plan kitchen & reception room, large double bedroom with fitted wardrobes and tiled bathroom with bath & shower. Additional benefits include concierge service, secure underground unallocated parking, residents gymnasium, lift access and its own secluded terraced area.

## Location:

The Royal Quarter is a prestigious residential development offering secure underground allocated parking, 24hr concierge service, residents gym, beautiful communal gardens. These fine apartments are ideally situated in this sought after North Kingston location moments from Canbury Gardens and the River Thames, Kingston town centre with its many shops, bars, eateries and overland station a short stroll away. The standard of schooling in the immediate area is excellent for both private and state sectors and the area has an extensive range of leisure facilities including golf courses, tennis clubs, sailing, riding schools and private & public health clubs.



**Furnishing:** Unfurnished

**Local Authority:** Kingston Upon Thames

**Council Tax Band:** D

**Available Date:** 17th September 2025

**Deposit:** £2,192

**Tenancy Term:** Long Term