KINGSTON HILL

Kingston Upon Thames, KT2

Approximate Gross Internal Area = 61.8 sq m / 665 sq ft

N

= Reduced headroom below 1.5m / 5'0

Bedroom
4.10 x 3.40
13'5 x 11'2

Dn

Kitchen
4.20 x 4.13
13'9 x 13'7

Living Room
3.80 x 3.79
12'6 x 12'5

Up

Up

IN

Garden
(Extends To)
16.53 x 7.63
54'3 x 25'2

First Floor   **Second Floor**
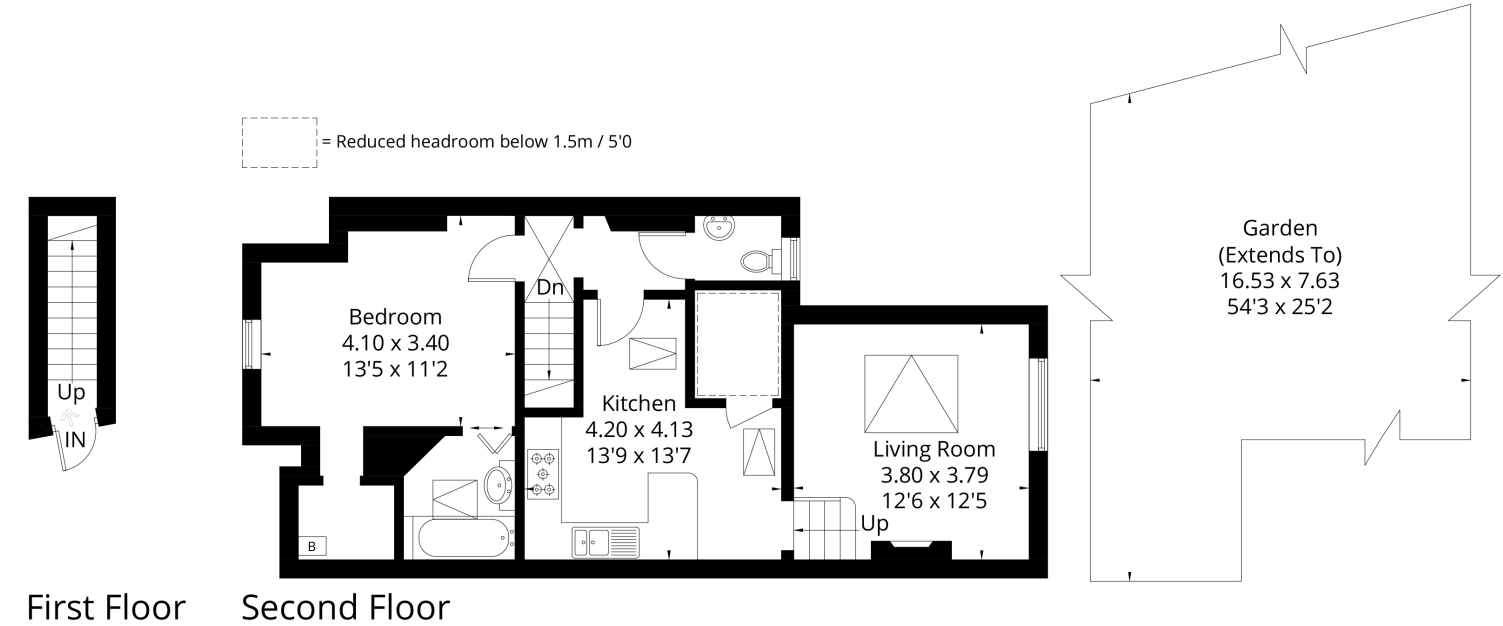
FLOORPLANZ © 2018   0203 9056099   Ref: 215761

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate.
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

Guide Price of £325,000, Leasehold

STATEMENT OF INTENT

- We are independent property marketing experts dedicated to finding you a new home.
- We are agile & responsive to your search requirements. We listen and won't waste time recommending properties outside your search criteria. If we don't have your perfect property we'll market and advertise on your behalf.
- We provide a dedicated point-of-contact who'll listen to what's important in your property search from viewing through to exchange and final completion.

Carringtons

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One-double-bedroom second-floor apartment in a period conversion on the popular Kingston Hill. This location is convenient for the local shops and restaurants on the hill and around the corner on Park Road, with a variety of bus routes serving the area. Just down Queens Road is Richmond Park and at the end of Manorgate Road is Norbiton Station for trains to London Waterloo.

This home comprises a bright lounge with feature fireplace and additional velux window, the modern and stylish kitchen contains a breakfast bar and ample storage. The spacious bedroom leads to a new en suite bathroom while there is also storage space discreetly positioned beneath the property's character pitched ceiling. Being on the second floor, the property comes with the benefit of loft space, in addition to offering parking to the front and a communal garden to the rear of the property.