



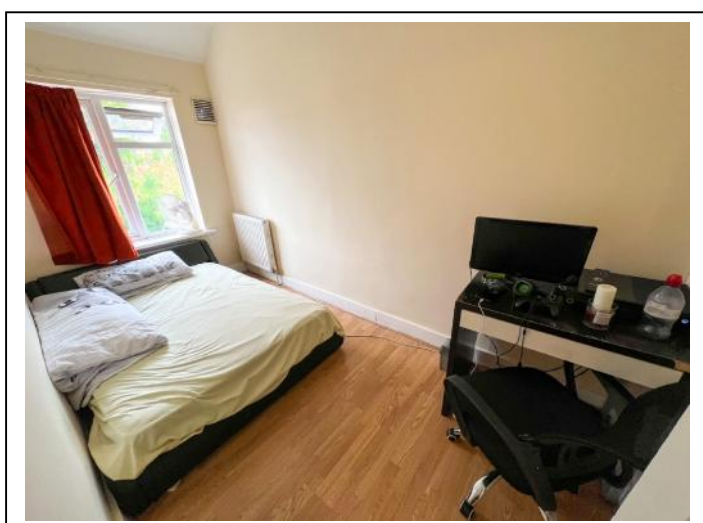
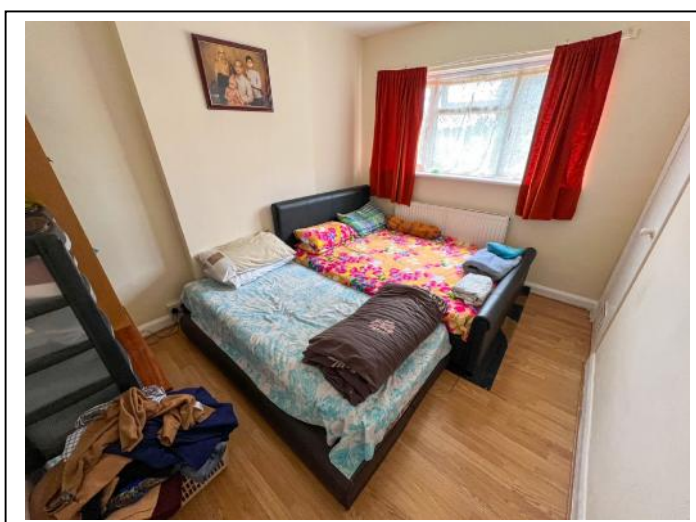
High Street, West Molesey, Surrey, KT8 2LX



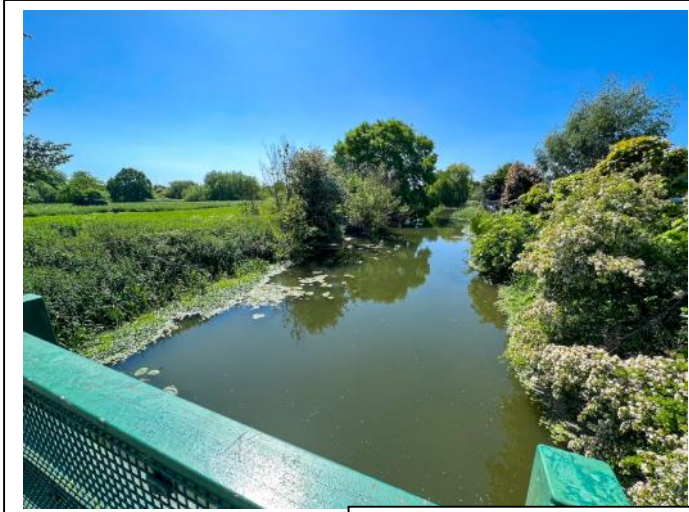
PRICE: £ 395,000 Freehold

TUDORS are pleased to offer for sale this, THREE bedroom terraced home which has the benefit of being offered to the market with **NO ONWARD CHAIN**. Located in a quiet road within easy reach of local primary schools, local shops including 'Sainsburys local' and recreational parks (Ideal for dog walking). East Molesey Cricket, Rowing club, Island Barn Reservoir sailing club, Hurst Pool swimming pool and the Pavilion gym are also nearby. Bus routes connect; East Molesey, Hampton Court (with its restaurants/boutiques & Station), Kingston (with comprehensive shopping), Walton on Thames and Hersham. The property comprises: an entrance hallway, a front aspect living room with laminated wooden flooring and a door leading onto a second reception room/open plan kitchen/dining room with door leading to the garden. The kitchen has eye/base level units with worktop area and space for appliances. Further door leads to a downstairs bathroom with matching white suite. Stairs from the hallway lead up to a landing with access to three bedrooms (two double bedrooms and a single bedroom). Externally there is a low maintenance westerly facing rear garden with rear access gate and a timber built shed. The front garden is a lawned garden with concrete pathway leading to the front door. Other benefits include: Double-glazing and gas central heating. (EPC rating: D). Elmbridge Borough Council Tax D: £2,067.00

PROPERTY DETAILS



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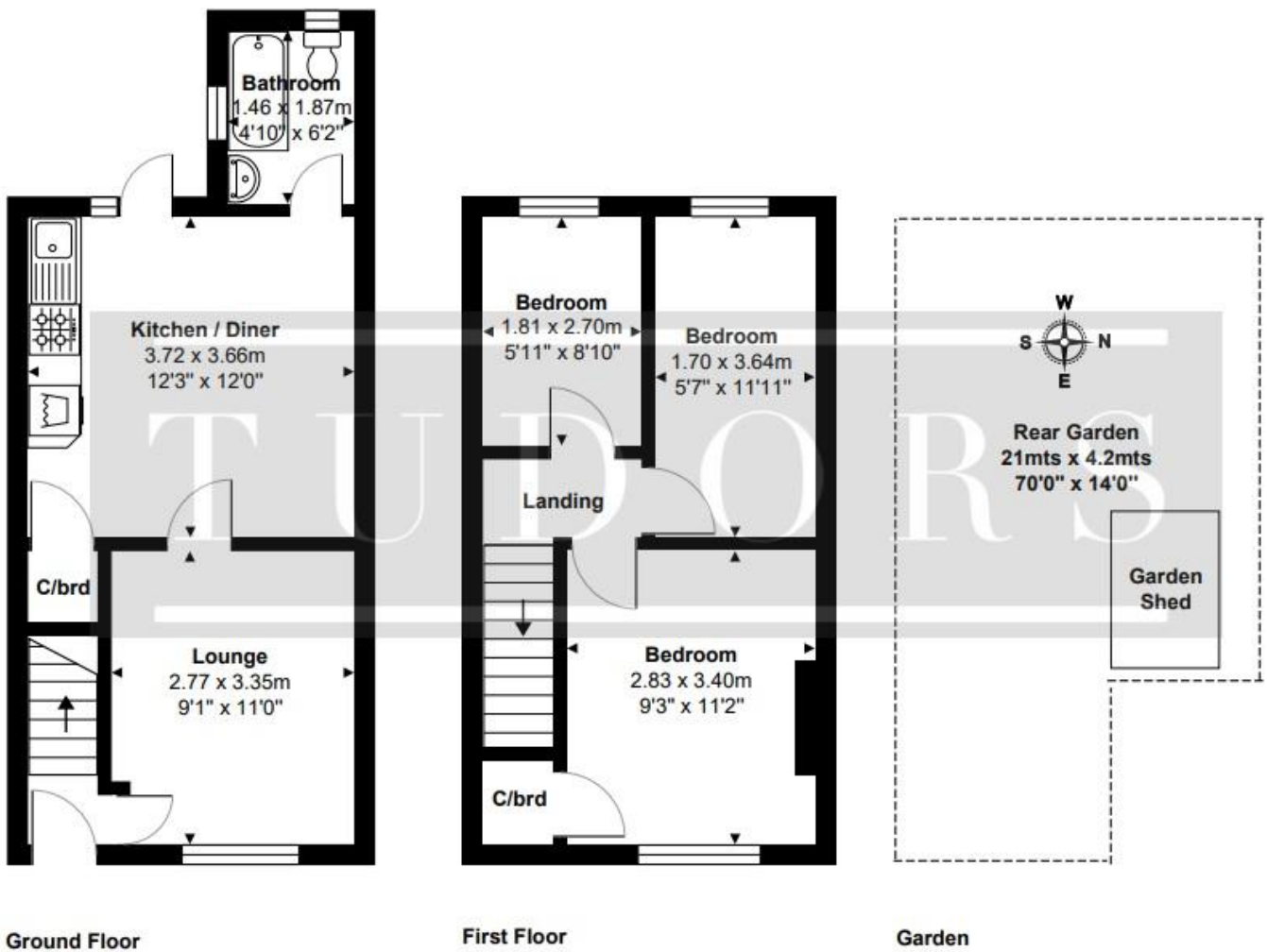


Easy reach of 'The Wilderness' recreational fields with bridge over the River Mole along with access to a children's playground. The historical Bell pub is also close by



Easy reach of The River Thames towpath leading to Hampton Court Place + train station (Ideal for an afternoon stroll to the many restaurants + cafes)

PROPERTY DETAILS



Total Area: 56.9 m² ... 613 ft²

All measurements are approximate and for display purposes only.

Please Note: These sales particulars are only intended as a guide and do not form part of any contract – For fixture & fittings, please consult your conveyancer who will have a list of which items will be staying. All the measurements stated are approximate only. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture is included in any sale. Where shown, details of lease, ground rent & service charge are provided by the vendor & their accuracy cannot be guaranteed as the information has not been verified. Where appliances, including central heating, are mentioned, it cannot be assumed that they are included & are in working order as they have not been tested.