

TURNERS



Rose Walk, Surbiton, KT5

£400,000 Leasehold - Share of Freehold

020 8687 9787 | iturnersproperty.com | 105 London Road, Morden, Surrey, SM4 5HP

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Full Description

New to the market, a newly-refurbished, two-bedroom, ground floor, detached maisonette with both front and rear garden, and share of freehold. Situated in a cul-de-sac, just moments away from Berrylands station in Surbiton.

This immaculately presented, ground floor maisonette is accessed from the side, where you walk into the hallway, with all rooms leading off. Directly ahead is the living room painted in snow white matt with soft, dove-grey carpet under foot. Large, double-glazed sliding doors flood the room with natural light and lead out on to the rear, patio garden.

The kitchen is once again all painted white, with clean white, handleless units, light granite effect worktops and pale laminate floor. There is also a built in hob and oven with chrome extractor above. A rear door also allows access to the garden.

There are two double bedrooms, the main bedroom measuring approx: 14' x 11'. The second bedroom also measures a generous 10'7" x 9'10" and although slightly smaller, benefits from having built in wardrobes, leaving ample space for a double bed and additional bedroom furniture.

There is a stylish, contemporary wet room with fully tiled walls and floor making it easy to maintain and there is a separate WC to avoid any bathroom clashes!

To the rear of the property is a patio garden with mature trees and shrubs and to the front is a lawn garden with a picket fence, also within the demise of the flat.

Being Share of Freehold, the property does not have exorbitant service charges or ground rents.

This delightful property is situated on a Rose Walk, a cul-de-sac less than five minutes walk from Berrylands station just off Surbiton Hill Park Road (actually only 3 mins walk based on Google maps).

Also within immediate walking distance of the property is a Sainsbury's local, a popular local pub serving Sunday roast with extensive positive reviews on Google, and a nature reserve with the Hogsmill River winding through it.

Surbiton town centre is less than 1 1/2 miles away and easily accessed by public transport or a six minute drive offering a number of shops, including famous chains and independents as well as a variety of pubs, restaurants and eateries.

With its excellent condition, spacious double bedrooms, easy to maintain patio garden, excellent transport links and popular community pub; this share freehold property is bound to generate a lot of interest and Turners recommend anyone interested to book a viewing ASAP.

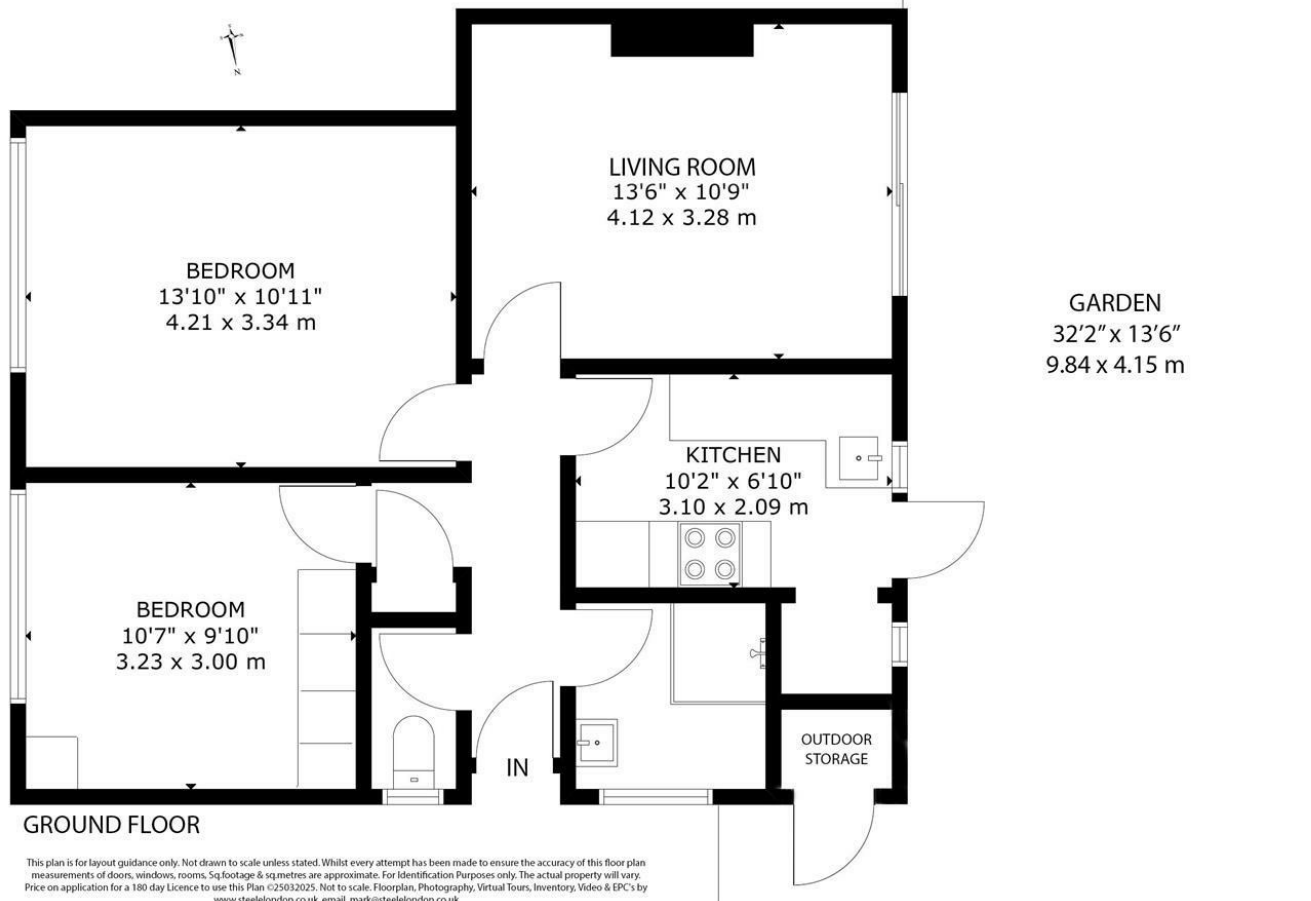


Key Features

- Detached Ground Floor Maisonette
- Two Double Bedrooms
- Well-Presented Throughout
- Share of Freehold
- Situated in a Cul-De-Sac
- Front & Rear Garden
- Berrylands Station 5 Mins Walk
- Excellent Transport Links & Amenties
- EPC Rating: D



ROSE WALK KT5
GROSS INTERNAL AREA
APPROX TOTAL: 58.sq.m - 620.sq.ft
OUTDOOR STORAGE EXCLUDED



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	76
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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