



North Kingston

Price £1,200,000 (Freehold)

A stunning four bedroom detached Victorian home situated on the well-regarded Borough Road in North Kingston with self-contained garden cottage. Overall we feel this is a beautiful home offering well-planned accommodation over three floors and well worthy of a viewing at your convenience. EPC rating F.



A stunning four bedroom detached Victorian home situated on the well-regarded Borough Road in North Kingston with self-contained garden cottage.

The property boasts an impressive and welcoming entrance hall and on the ground floor the accommodation comprises of a large reception room to the front of the house with bay window and attractive working fireplace.

The stylish kitchen/breakfast room is the heart of the home and offers a range of matching wall and base units, contrasting work tops and an abundance of integrated appliances. There is also a seating and dining area with direct access via bi-fold doors leading to the spectacular terrace and garden.

On the first floor you will discover the master bedroom with floods of natural light and fitted wardrobes. There are two further well-proportioned bedrooms, one benefiting from built-in wardrobes. The family bathroom is finished to a high standard with quality tiling and chrome finishings with a velux window offering views of the stars!

On the second floor there is a bright and airy bedroom with vaulted ceiling, large gothic style gable window and skylights offering the

best views over the rear garden. There is also a well-appointed modern shower room and abundance of easy access eaves storage.

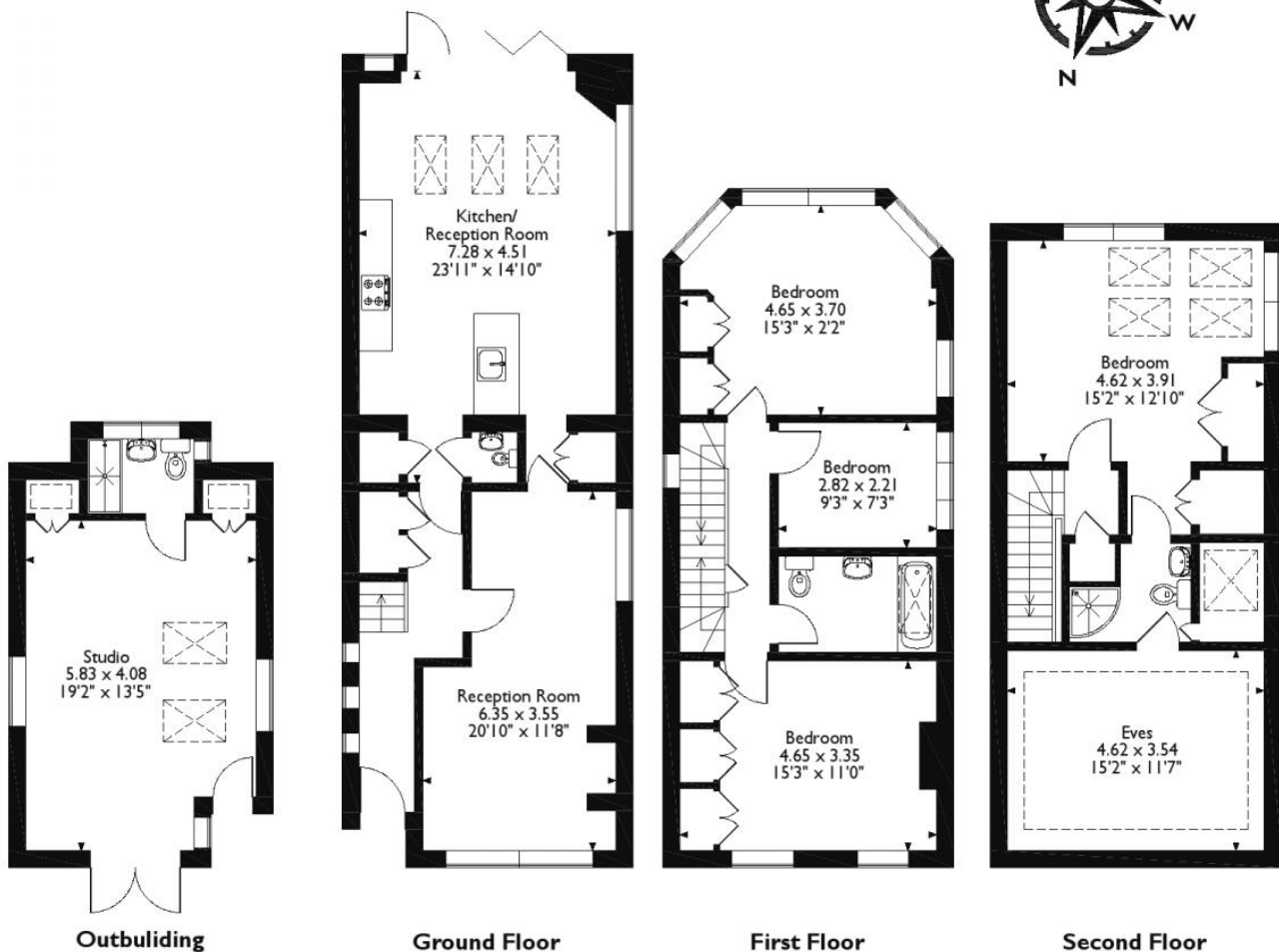
- Stunning Detached Victorian Family Home
- Four Bedrooms
- North Kingston Area
- Garden Cottage/Studio
- Spectacular Terrace and Garden

Floorplan

Approximate Gross Internal Area

Main House = 162 Sq M/1742 Sq Ft

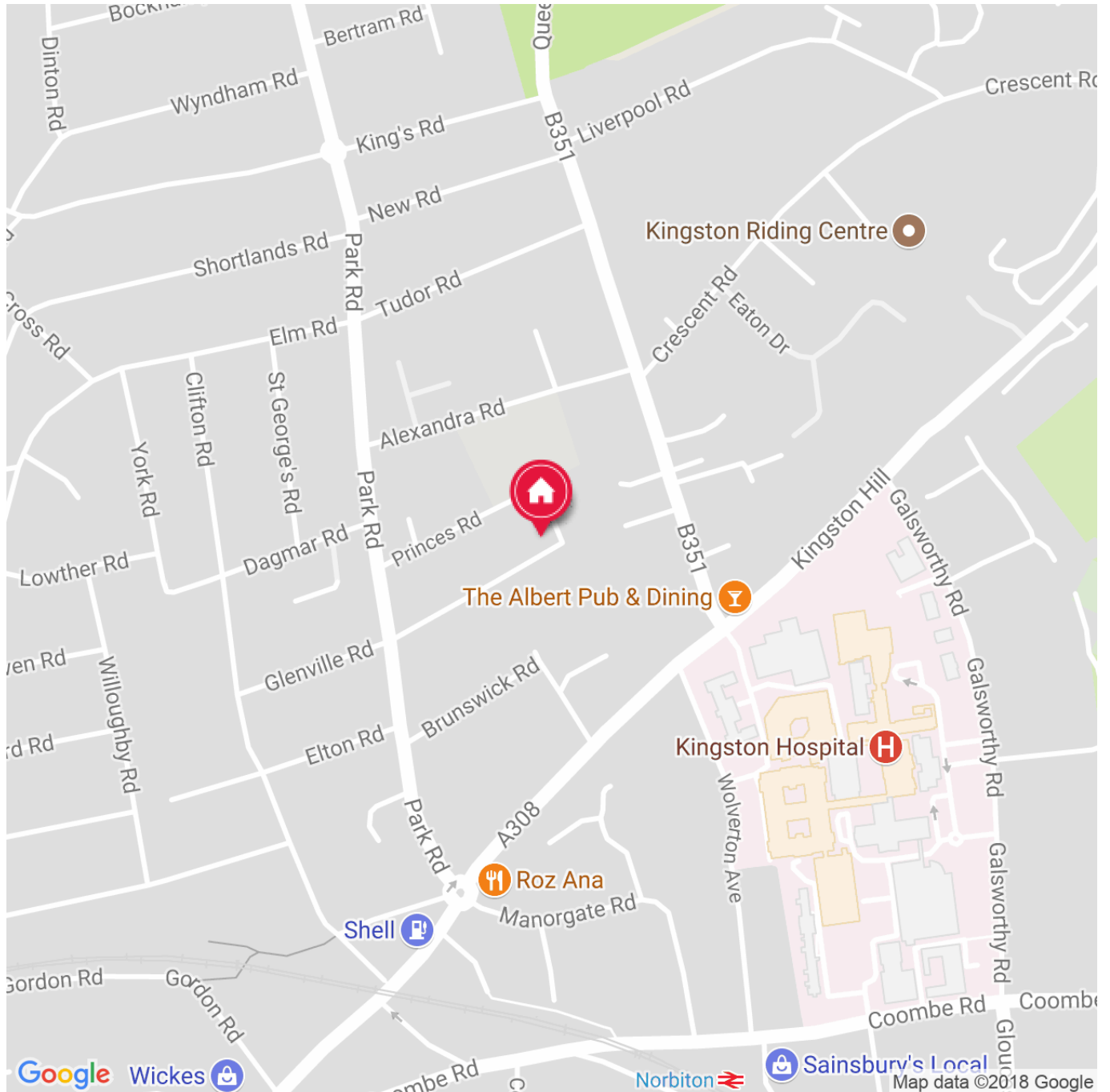
Outbuilding = 26 Sq M/283 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Directions

The North Kingston area is particularly popular with families and young professionals on account of its quiet yet convenient setting offering easy access to both the hustle and bustle of Kingston town centre and Norbiton train station. Kingston is renowned for its excellent primary and secondary schools and close to Borough Road are Alexander, St Pauls and Tiffin. Local independent traders include; fresh fruit and flowers and a delicatessen at the end of the road, plus a choice of excellent restaurants a short stroll away. For dog walkers, runners and lovers of nature, stunning Richmond Park is a mere 6 minutes walk via a public footpath at the top of the road.



IMPORTANT NOTICE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and

none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.