

Warwick Gardens, Thames Ditton, KT7

£410,000 Share of Freehold

2 Bedrooms | 1 Bathrooms | 1 Reception

IVY GATE™



Summary:

IVY GATE are delighted to introduce to the market to stunning "turn key" home. Located in quaint Thames Ditton village this stunning home has been newly renovated throughout to an exceptionally high standard. Set within spacious and immaculate communal gardens this first/top floor property comprises: Outside store cupboard, private front door, entrance hallway, stylish and high specification kitchen with integrated appliances, modern bathroom suite, main bedroom, double bedroom and spacious reception room with large windows. Both bedrooms overlook the beautiful secluded communal gardens. The property also benefits from double-glazed windows throughout, allowing natural light to flood into all rooms, plenty of storage space including a loft, a shed and a garage. Residents also benefit from off-street parking.

Newly modernised

Decorated to an exceptionally high standard

Newly installed kitchen and bathroom

New boiler and recent newly rewired

Garage and store cupboard

Close to both Hampton Court and Thames Ditton

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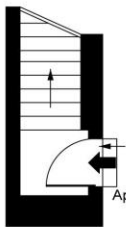
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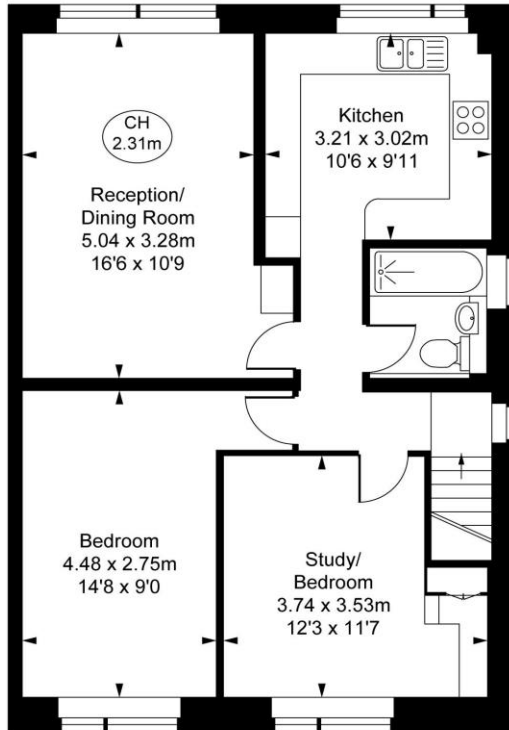
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Warwick Gardens, KT7
Approximate Gross Internal Area
66.65 sq m / 717 sq ft

(CH = Ceiling Heights)

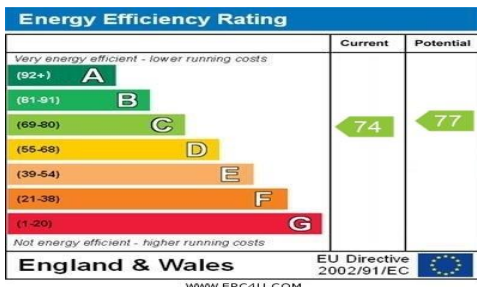


Ground Floor
Approximate Gross Internal Area
2.26 sq m / 24 sq ft



First Floor
Approximate Gross Internal Area
64.39 sq m / 693 sq ft

This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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Tenure: Share of Freehold

Council Tax: D

Local Authority:

EPC Rating:

MONEY LAUNDERING REGULATIONS 2003

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in the offer process.

THE PROPERTY MISDESCRIPTIONS ACT 1991

The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are intended as a guide and act as information to prospective buyers. They are not an offer or contract, or part of one. All details, areas, measurements floorplans and distances referred to are given as a guide only and should not be relied upon, they are approximate and illustrative only and **not to scale**. Lease details, service charges and ground rent (where applicable) are given as a guide only and the agent has not had sight of the original documentation, they should be checked by your solicitor prior to exchange of contracts.