

Longmead Road, Thames Ditton, KT7

£750,000 Freehold

4 Bedrooms | 2 Bathrooms | 2 Reception

IVY GATE™



Summary:

Ivy Gate are delighted to introduce to the market this well-presented semi-detached family home, located in the heart of quaint Weston Green village. This charming property will appeal to families drawn to the area for its community feel, excellent local schools and great transport links. The property offers off-street parking for two cars and a welcoming front porch. The ground floor features a bright and spacious open-plan reception and dining room, perfect for both everyday living and family gatherings. From here, doors lead into a generous kitchen/breakfast room, with ample storage and direct access to the rear garden. The ground floor is further complemented by a versatile self-contained annexe. On the first floor, there are two double bedrooms, both with built-in storage, alongside a single bedroom and a family bathroom. The home offers flexible space and scope for families of all sizes.

4 bedrooms

Open plan reception/dining room

Well presented

Off street parking for 2 cars

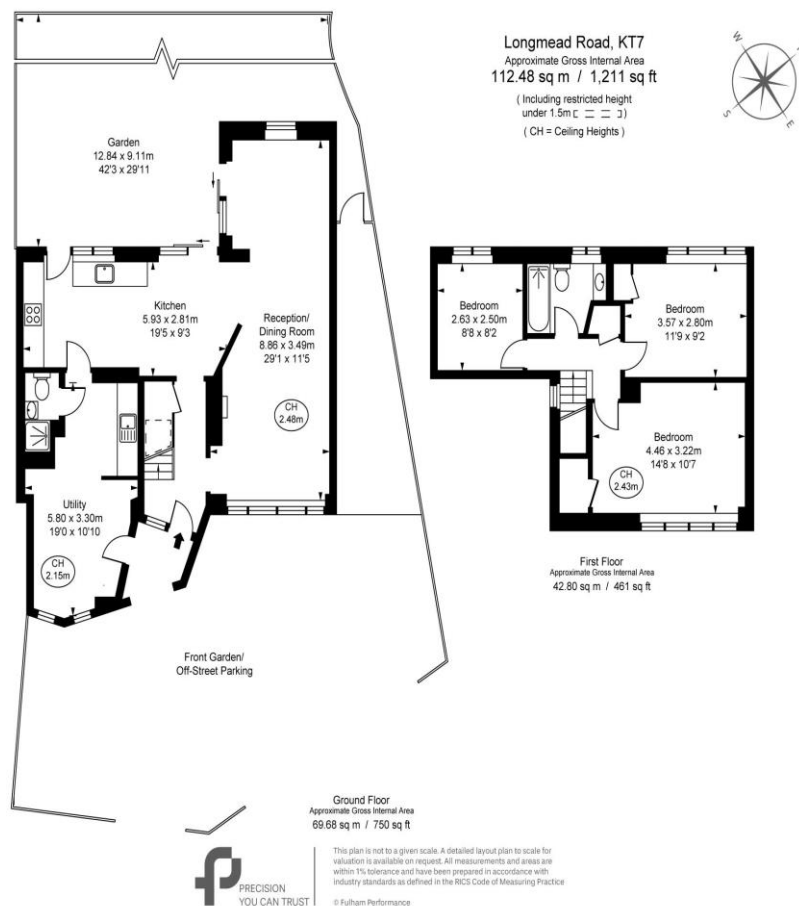
Ground floor annex

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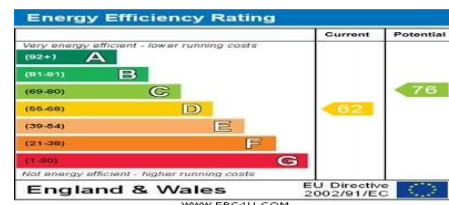


Tenure: Freehold

Council Tax: D

Local Authority: Elmbridge Borough Council

EPC Rating: D



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 MISDESCRIPTORS 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.