

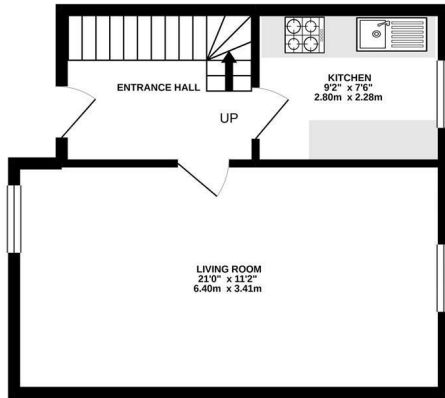
**Friars Lane
Richmond
TW9 1NL**

£2,600

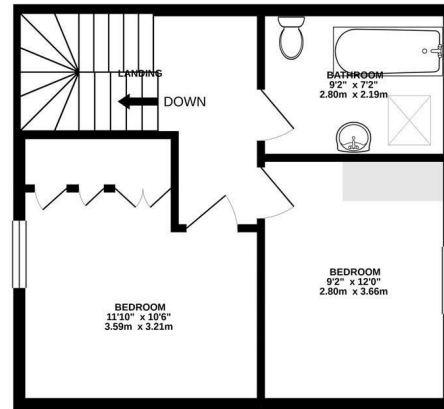
ChaseBuchanan



GROUND FLOOR
346 sq.ft. (32.1 sq.m.) approx.



1ST FLOOR
313 sq.ft. (29.1 sq.m.) approx.



TOTAL FLOOR AREA: 865sq.ft. (80.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- Viewings Accompanied By Chase Buchanan
- Private Garden
- Off-Street Parking
- Two Double Bedrooms
- Garage
- EPC C

This superb duplex apartment is presented to the market in tremendous condition. The property comprises two double bedrooms, a stylish kitchen and modern bathroom suite. To the first floor you have the bright, modern kitchen and large living room. To the second floor you have two double bedrooms, one with built in wardrobes, and a recently refurbished bathroom suite. The accommodation further benefits from it's own private garden and a garage.

The most enviable part of this duplex apartment is the lifestyle this location will afford you. You will be located in, arguably, the most sought after part of Richmond. The property is nestled just off of the left hand corner of Richmond green which means you have the luxury of being able to relax on the green or in your own private garden, if you prefer a more private setting. The garage within the property is also very large and you have the benefit of being able to use the garage for just storage or as another room as you also have a separate off-street parking space with the property.

Chase Buchanan are bonded members of ARLA Property mark.

For more information or to book a viewing, please contact:

020 8948 1331

ChaseBuchanan

20 Red Lion Street, Richmond, TW9 1RW

| Energy Efficiency Rating | Current | Desired |
|---|---------|---------|
| Very energy efficient - lower running costs | | |
| A | | |
| B | | |
| C | 72 | 72 |
| D | | |
| E | | |
| F | | |
| G | | |

| Environmental Impact (CO ₂) Rating | Current | Desired |
|---|---------|---------|
| Very environmentally friendly - lower CO ₂ emissions | | |
| A | | |
| B | | |
| C | | |
| D | | |
| E | | |
| F | | |
| G | | |

Care has been taken in the preparation of these particulars, however, their accuracy is not guaranteed and they do not form part of any contract. Measurements stated must be considered maximum.