



Lower Hampton Road, Sunbury on Thames, TW16

Description

riverhomes are delighted to bring to market this spacious four double bedroom detached family home, conveniently situated close to the River Thames in Lower Sunbury. Laid out over 3 floors the property is presented in good condition and comprises on the ground floor; two reception rooms, a large kitchen breakfast room, store room, downstairs toilet, an additional separate brick built studio/summer room (used to be hair dressing salon), the first floor comprise; 3 double bedrooms and family bathroom, and top floor; master bedroom with en suite bathroom. The property is finished with a huge forecourt with ample parking for three to four cars and a massive mature back garden with decked eating area. EPC rating TBC.

Location

Lower Sunbury is an historic village dating back to the Bronze Age situated on the banks of the River Thames 3 miles from Hampton Court Palace. This property is well located for access to the M3 & M25 for London and major airports. The local amenities include a number of charming shops, restaurants and pubs in Lower Sunbury with more comprehensive shopping available at Sunbury Cross and the nearby towns of Staines (approx. 5 miles) and Kingston-upon-Thames (approx. 6 miles). Sunbury Station provides regular access direct to London Waterloo in approximately 50 minutes and Walton mainline station in approximately 26 minutes. Heathrow airport is located approximately 10 miles from Sunbury. Leisure activities include boating on the River Thames, racing at Kempton Park and sailing at Queen Mary's reservoir. The local area is served by an excellent selection of both state and private schools.



Key information

- **Local Authority:** Spelthorne Borough Council
- **Internal Area:** 2410 sq. ft. / 223.90 sq. m.
- Detached family home
- Four double bedrooms laid out over three floors
- Annexe for accommodation or home office
- Ample parking for three to four cars
- Within close proximity of River Thames
- Leisure activities include boating on the River Thames, racing at Kempton Park and sailing at Queen Mary's reservoir
- The local amenities include a number of charming shops, restaurants and pubs in Lower Sunbury with more comprehensive shopping available at Sunbury Cross



Floorplan

£1,249,000 Freehold



Internal Area: 2410 sq. ft. / 223.90 sq. m

020 8977 4500

greater@riverhomes.co.uk

75 High Street, Teddington, TW11 8HG

riverhomes.co.uk

For clarification; These particulars are believed to be correct but their accuracy is not guaranteed and do not form part of any contract. Any photographs are intended as a guide only and it should not be assumed that any of the fixtures / fittings are included in any sale. Appliances, including central heating, have not been tested. All lease, service charge and ground rent details, if shown, have been provided by the vendor and have not been verified. If you require clarification of any points please contact us. Illustration Purpose Only - Whilst every attempt has been made to ensure the accuracy of the floor plan contained here. Measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any errors, omissions or mis-statements. The plan is for illustrative purpose only, is not to scale and should be used as such by any prospective purchaser.