

£850,000

Terraced, Freehold
Four Bedrooms

Albermarle Gardens

New Malden
KT3 5BD

FARLEYWOOD

- Attractive period property
- Spacious kitchen with sliding doors
- Open-plan double reception room
- Four well-proportioned bedrooms
- Family bathroom and en-suite shower room
- Secluded garden with rear access
- Positioned on a quiet, characterful street
- Excellent transport links, local schools and local amenities

Viewing by appointment only
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This beautiful home combines refined design with everyday practicality. Generous living spaces have been thoughtfully arranged to suit modern family life, with an expansive open-plan double reception room providing light-filled areas for both living and dining, flowing seamlessly into the stylish kitchen and out to the charming garden. Upstairs, three bedrooms and a modern family bathroom are arranged around a large landing, flooded with light through a skylight. The principal bedroom at the front features three sash windows. On the second floor is an additional large double bedroom with an elegant en-suite and ample storage. Ideally located just a short walk from New Malden station and high street, this inviting property also benefits from easy access to sought-after local schools and presents a wonderful opportunity to settle into a highly desirable neighbourhood.







Area Excluding Eaves Storage = 129.41 sq m / 1393 sq ft
 Eaves Storage = 9.19 sq m / 99 sq ft
 Approximate Gross Internal Area = 138.61 sq m / 1492 sq ft
 (Including Eaves Storage)



The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.



New Malden has a welcoming community spirit, a monthly farmers' market, restaurants, local shops, pubs and cafes. Fantastic local sports facilities include a leisure centre, golf courses, cricket, rugby and health clubs. This home is close to Blagdon playing fields, Beverley Park and a short cycle from the majestic open spaces of Richmond Park and Wimbledon Common.

Close to highly desirable primary and secondary schools.

Start your moving story today by contacting FarleyWood.
 EPC Rating D
 Council Tax Band E

New Malden



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