



## **Manhattan Style Apartment River Walk, Kingston upon Thames £300,000 Leasehold**

A stunning 6th floor Manhattan Style apartment set within this highly sought-after modern development close to the Town Centre, Station and River Thames

The accommodation is bright and spacious, overlooks the landscaped courtyard garden and includes a large studio room with lounge and bedroom areas separated by a partition wall.

A well-appointed and equipped kitchen area and separate bathroom. The property also offers underfloor heating, fitted wardrobes, built in storage cupboard and utility cupboard,

The property benefits from a resident's roof garden and lift service, and is offered to the market, chain free. River Walk is located within a stone's throw of the river Thames, and just a short walk to Kingston's historic town centre, Mainline Station with frequent trains to London Waterloo.

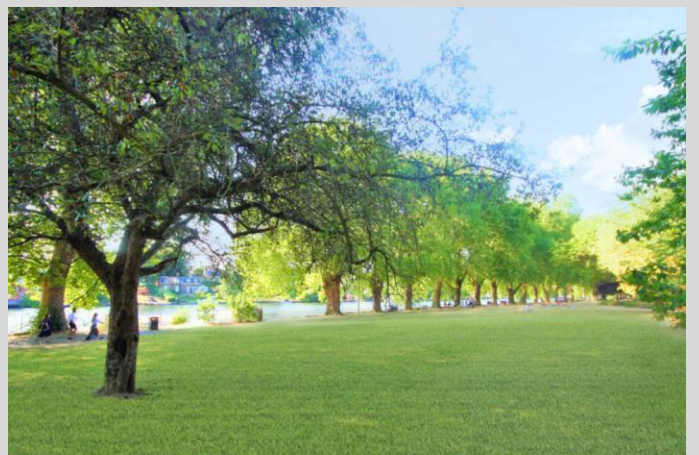
Please contact us today to arrange your appointment to view.

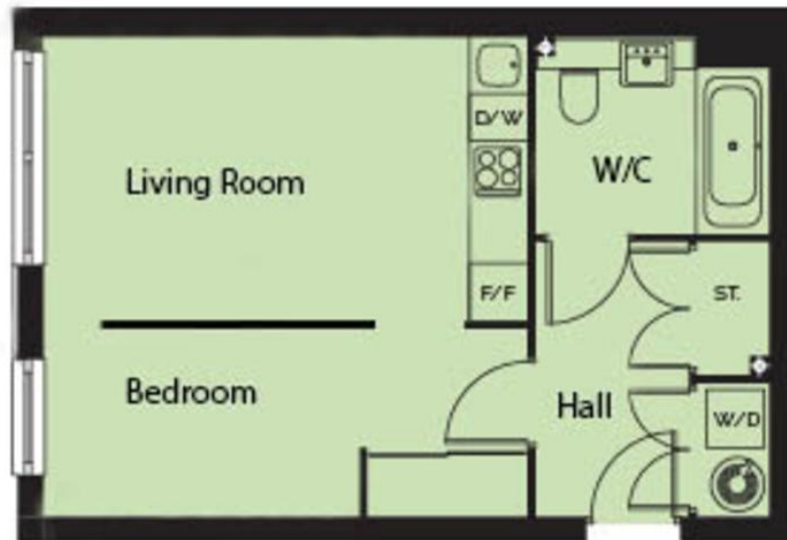
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|             |                 |               |
|-------------|-----------------|---------------|
| Living Area | 4.90 m x 4.90 m | 16'0" x 16'1" |
| Bathroom    | 2.02 m x 2.40 m | 6'8" x 7'10"  |
| Total Area  | 36.5 sq m       | 393 sq ft     |

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate, and no responsibility is taken for any error, omission or misstatement.

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 of their operability or efficiency can be given.

- 6th Floor Apartment
- Spacious living area
- Luxury Bathroom
- High Specification Kitchen
- Underfloor Heating
- Lift Service
- 393 sq ft
- Lease: 237 years remaining
- Service charge: £2,391.46 per annum
- Ground Rent: £225 per annum
- Council Tax: Band C
- Residents Roof Garden
- A short walk to the River Thames and Town Centre
- Chain Free