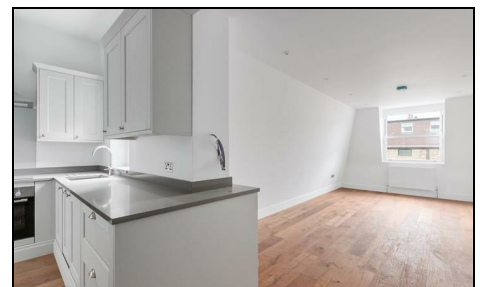


Kingston Road Wimbledon, SW19 1JW

£550,000 Leasehold - Share of Freehold

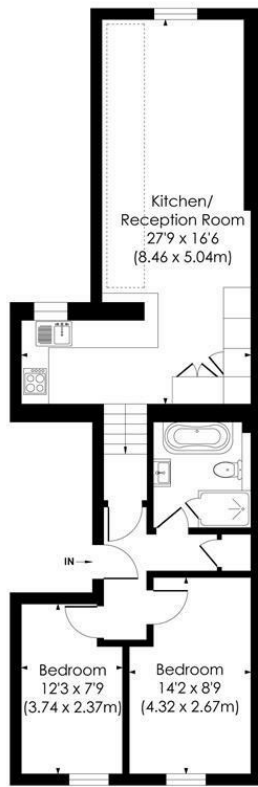


A beautifully presented two-bedroom first-floor apartment, ideally situated between Wimbledon's sought-after "Battles" and "Ministers" areas. This stylish home features a spacious open-plan kitchen, dining, and living area, perfect for modern living and entertaining, along with two well-proportioned bedrooms and a stunning four-piece bathroom suite. Finished to an exceptional standard throughout, the property boasts a sleek, contemporary kitchen complete with fully integrated BOSCH appliances—including a wine fridge—set against elegant engineered oak flooring. Offered with no onward chain and a Share of Freehold, this turnkey home blends luxury, convenience, and a prime location.

KINGSTON ROAD, SW19

Approx. Gross Internal Floor Area

687 Sq. ft/63.90 Sq. m



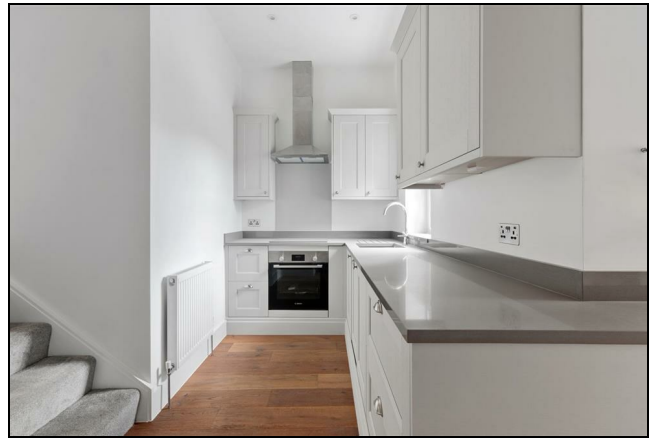
FIRST FLOOR

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PROPERTY MARKETING

This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- Newly Developed Apartment
- Arranged Over The First Floor
- Two Double Bedrooms
- Four Piece Bathroom Suite
- No Onward Chain
- Share Of Freehold
- Service Charge - TBC
- Ground rent - Nil
- Current EPC Rating - C
- Council Tax Band - TBC



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

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