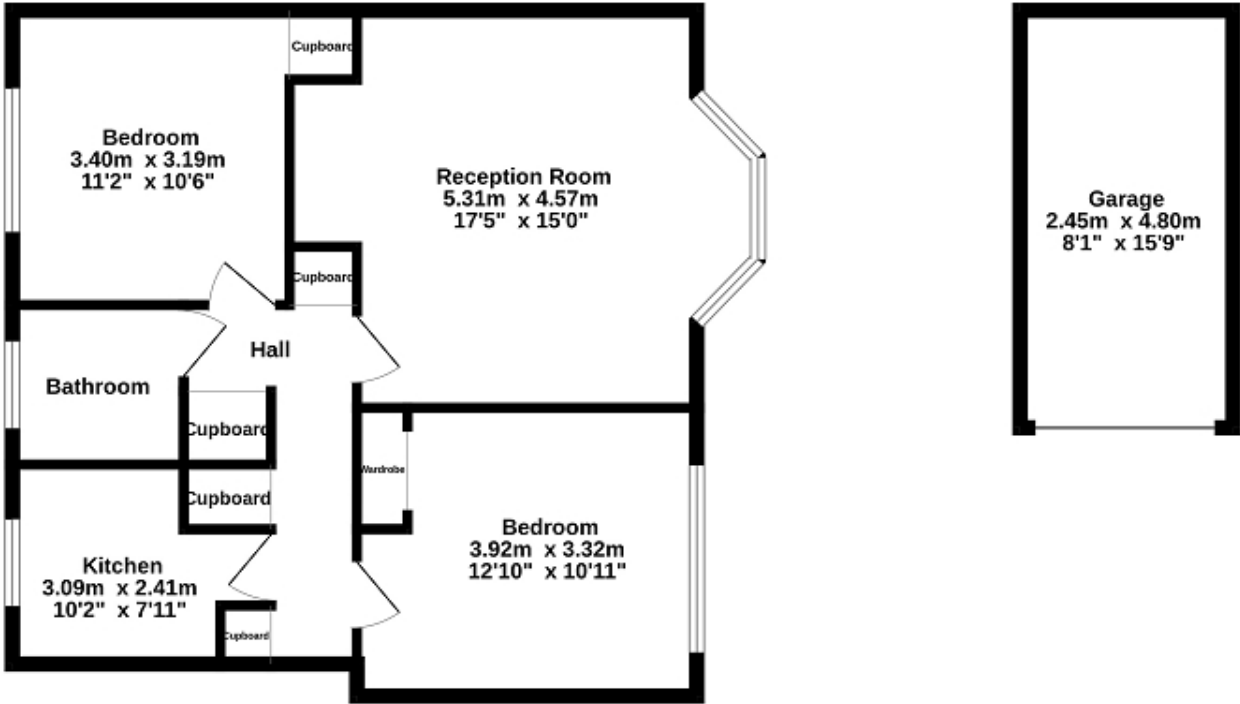




**23 BRAY COURT, NORTH PARADE
CHESSINGTON
KT9 1QN
OFFERS IN EXCESS OF
£325,000**

**GROUND FLOOR FLAT
TWO DOUBLE BEDROOMS
17'5 X 15' LIVING ROOM
10'2 X 7'11 KITCHEN
WHITE BATHROOM SUITE
GAS CENTRAL HEATING
DOUBLE GLAZED WINDOWS
COMMUNAL GARDENS
GARAGE IN BLOCK
SHARE OF FREEHOLD
NO FORWARD CHAIN**

Ground Floor
65.0 sq.m. (700 sq.ft.) approx.



TOTAL FLOOR AREA : 65.0 sq.m. (700 sq.ft.) 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.
Made with Metropix 6/2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		74
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.