



**2 ST LEONARDS COURT
PORTSMOUTH ROAD
THAMES DITTON
SURREY
KT7 0TG**

£265,000

GROUND FLOOR FLAT

ONE BEDROOM

18'2 X 10'10 LIVING ROOM

14'6 X 7'10 KITCHEN BREAKFAST ROOM

WHITE BATHROOM SUITE

DOUBLE GLAZED WINDOWS

GAS CENTRAL HEATING

COMMUNAL GARDENS

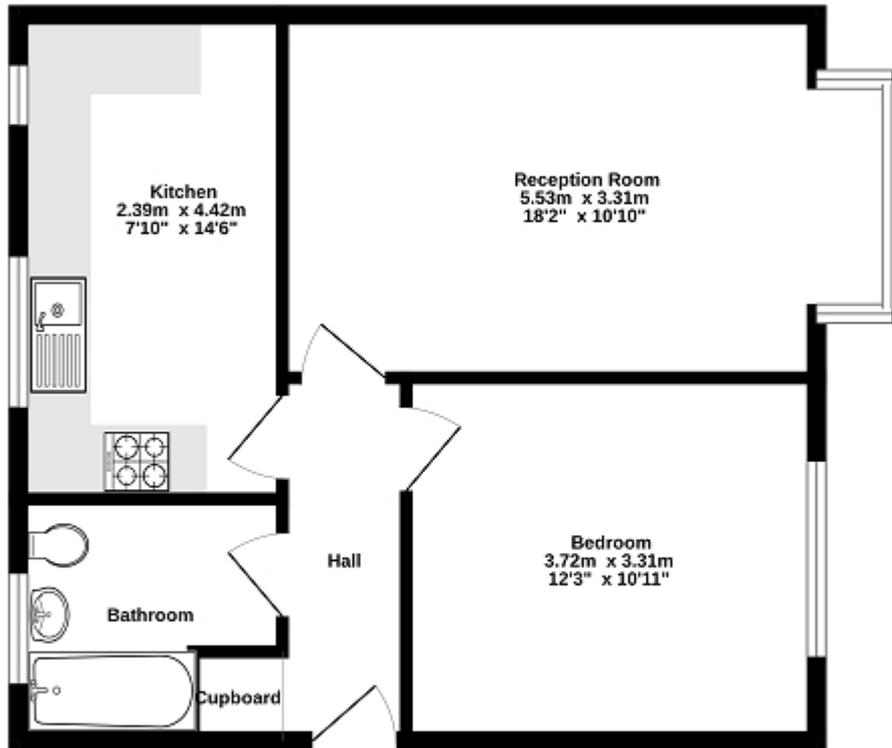
137 YEAR LEASE

AN IDEAL FIRST TIME BUY OR INVESTMENT PROPERTY

Telephone
020 8397 5151

Email
chessington@compasssea.co.uk
Website
www.compasssea.co.uk

Ground Floor
51.0 sq.m. (549 sq.ft.) approx.



TOTAL FLOOR AREA : 51.0 sq.m. (549 sq.ft.) approx.
 Whilst every attempt has been made to ensure the accuracy of the description 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 Hiteqpa-02023



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
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.