

ALEXANDER  
STEER

SPRING GROVE, W4

£1,500,000

LEASEHOLD

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   C

## PROPERTY FEATURES

- Large South Facing Terrace
- Penthouse Apartment
- River Views
- Riverside Living
- Two Off Street Gated Parking Spaces
- Lift Access

A



# SPRING GROVE

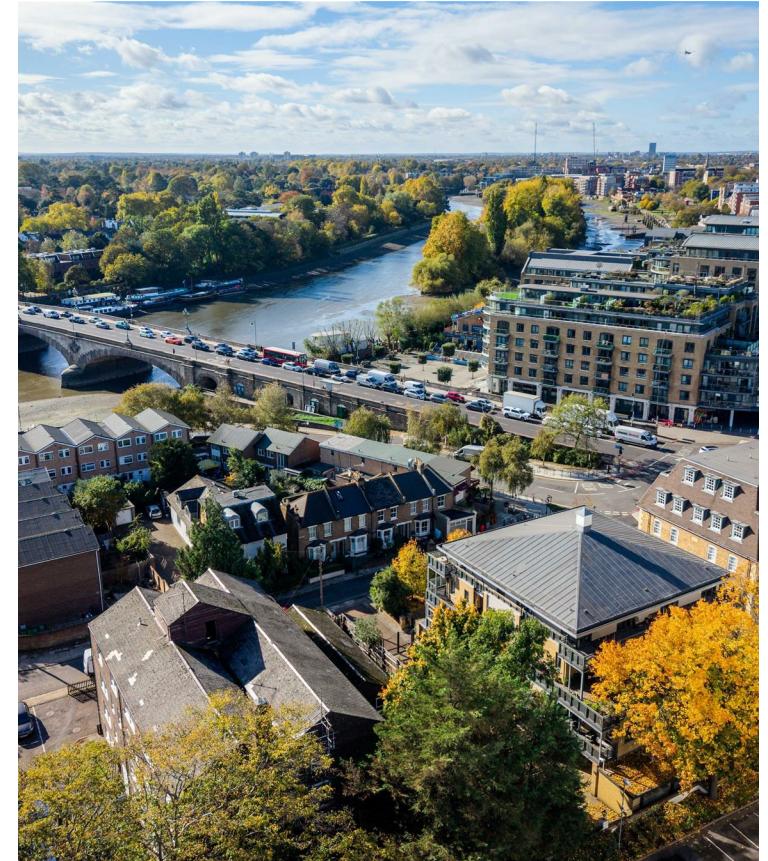
£1,500,000

A unique penthouse apartment with panoramic views over Kew Bridge and the River Thames. This property has a large well thought out open plan living area fitted with an integrated kitchen and full of natural light through dual aspect views. This room opens onto a large South facing terrace. The property comes with two off street and gated parking spots.

The property spans almost 1900sqft with the main spectacle being the large reception and living room. There are four double bedrooms, two of which enjoy an ensuite. The final two bedrooms are serviced by a third bathroom. The property also has a wide entrance hallway a W/C, plenty of storage and a utility room. There is also a mezzanine area linked to the living space which offers another snug or office space.

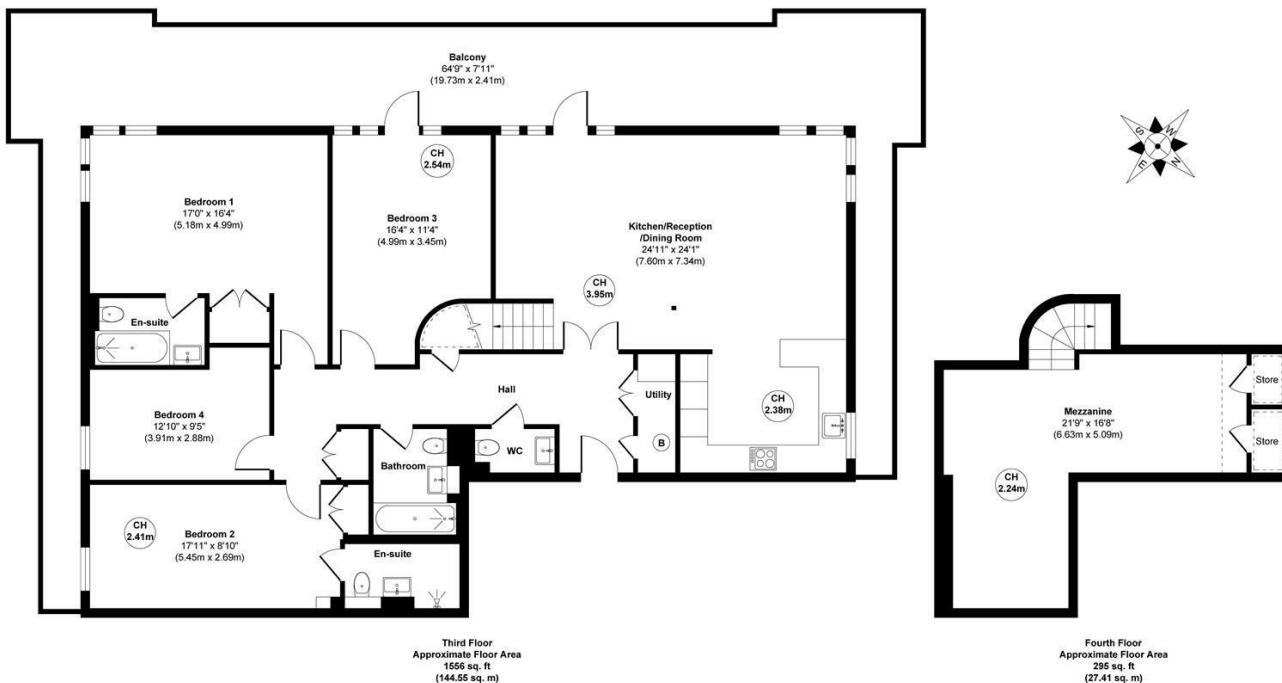
The property is very close to Kew Bridge Station (GWR Rail) which enjoys fast access through London towards Waterloo, while also providing good access out West. There is also a selection of bus routes which stop there. Around the property is the sought after area of Strand On The Green. It has a fantastic local community, cosy riverside pubs and great green spaces along the river and across the bridge to Kew Green.





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**Approx. Gross Internal Floor Area 1851 sq. ft / 171.96 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

Council Tax Band  
**G**

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



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**ALEXANDER STEER**  
Estate Agents