



Egerton Drive, Isleworth TW7



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A wonderful five bedroom family home set within this exclusive gated development built by Berkeley Group.

Arranged over four floors, this house is offered in fantastic condition throughout and briefly comprises a spacious front reception room and a stylish open plan kitchen/dining room to the rear with bi-fold doors opening onto a private south facing rear garden.

On the first floor there is a large reception room to the rear complete with a wonderful terrace, a double bedroom with built in wardrobe, an office/study and modern family bathroom.



Guide price: £1,925,000

Tenure: Available freehold

Local authority: London Borough of Richmond Upon Thames

Council tax band: G





The second floor hosts the principal bedroom with walk-in fitted wardrobes area and en suite bathroom as well as a second double bedroom with en suite, and built in wardrobe.

On the third floor there are a further two double bedrooms all benefitting from from newly fitted wardrobes and a fourth modern family bathroom.

The house is fully air conditioned and includes under floor heating on the ground floor, part of the first floor and all the bathrooms.





The property is located 100 meters from the Richmond/St Margaret's border and within close proximity to historic Old Isleworth, with its famous pub the London Apprentice. Private access to the Thames Path provides an easy recreational route to Richmond Lock and Richmond Green in 15 minutes. Local area attractions include River Thames, Syon House and Park, Marble Hill Park, Royal Botanic Gardens, Kew, and Richmond Park with its 2,500 acres of Royal parkland.

Local transport links include numerous bus routes to surrounding areas. There is a bus stop outside the development with buses every 5 minutes to St Margaret's and Richmond stations. Frequent trains travel to Central London via South West Trains from St Margaret's (located 1 mile from the property), Isleworth and Richmond stations, as well as the London Underground District Line from Richmond Station. The property is well placed for access to the A316/M3, M4, and M25 motorways, and Heathrow Airport is 5.1miles away.

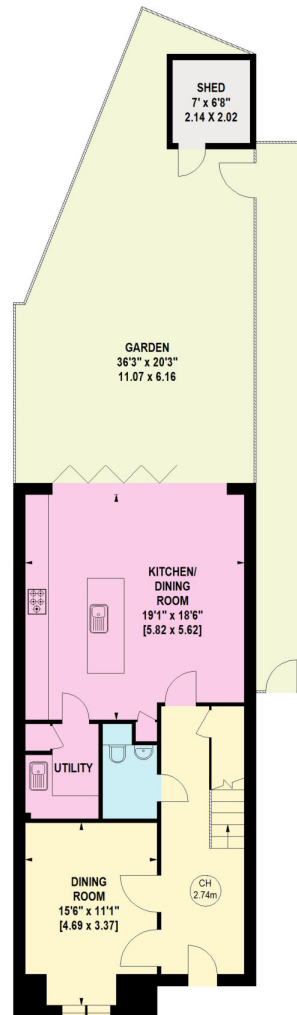
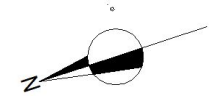
•All timings and distances are approximate



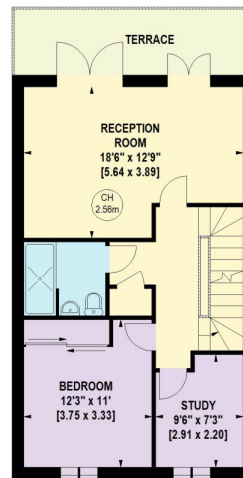
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**Approximate Gross Internal Floor Area
222.40 sq m / 2394 sq ft**

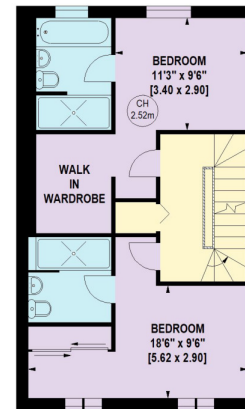
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



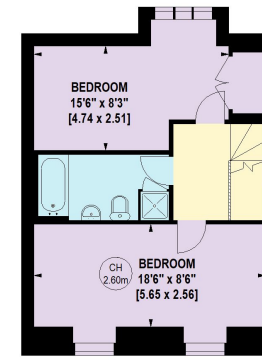
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

Key :
CH - Ceiling Height

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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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Particulars dated June 2024. Photographs and videos dated June 2024.
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