



Chertsey Court Clifford Avenue, LONDON SW14 7BX

welcome to

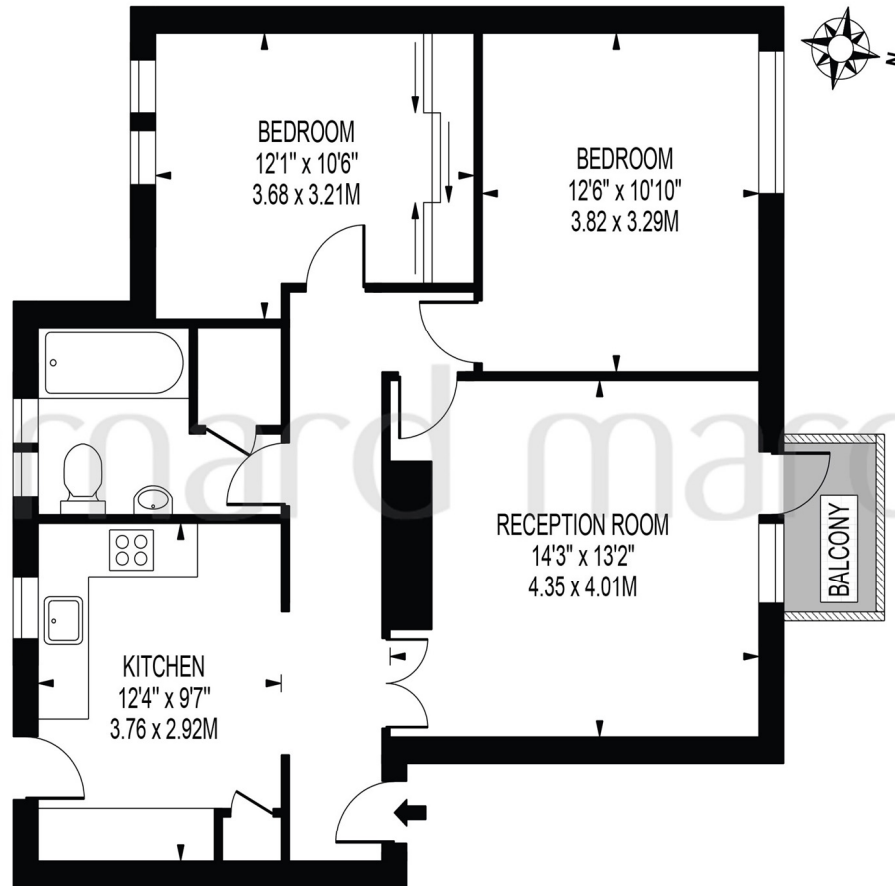
Chertsey Court Clifford Avenue, LONDON

TOP FLOOR WITH VIEWS: Situated on the top (fourth) floor of a purpose built development is this spacious, two double bedroom flat. The property benefits from a lounge with access to a west facing balcony with views onto Kew.



CHERTSEY COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 752 SQ FT - 69.9 SQ M



FOURTH FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

TOP FLOOR WITH VIEWS:
Situated on the top (fourth) floor of a purpose built development is this spacious, well presented two double bedroom flat.

The property benefits from a lounge with access to a westerly facing balcony, offering rooftop views towards Kew. Further benefits include a kitchen diner, an updated bathroom with over bath shower and ample storage space.

Within the development is resident's parking and well-kept communal grounds. Chertsey Court is located within close proximity to Mortlake train station, as well as shops and eateries in both Kew and Richmond.

welcome to

Chertsey Court Clifford Avenue, LONDON

- Top (Fourth) Floor Purpose Built Flat
- Two Double Bedrooms
- Spacious / Bright Lounge With Westerly Facing Balcony
- Updated Kitchen Diner And Bathroom
- Secure Entry Phone System / Lift

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 125 years from 10 Nov 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£425,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SHN106054



Property Ref:
SHN106054 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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