



**Seathwaite House, Kingston Road, New Malden, KT3 3FP**



**welcome to**

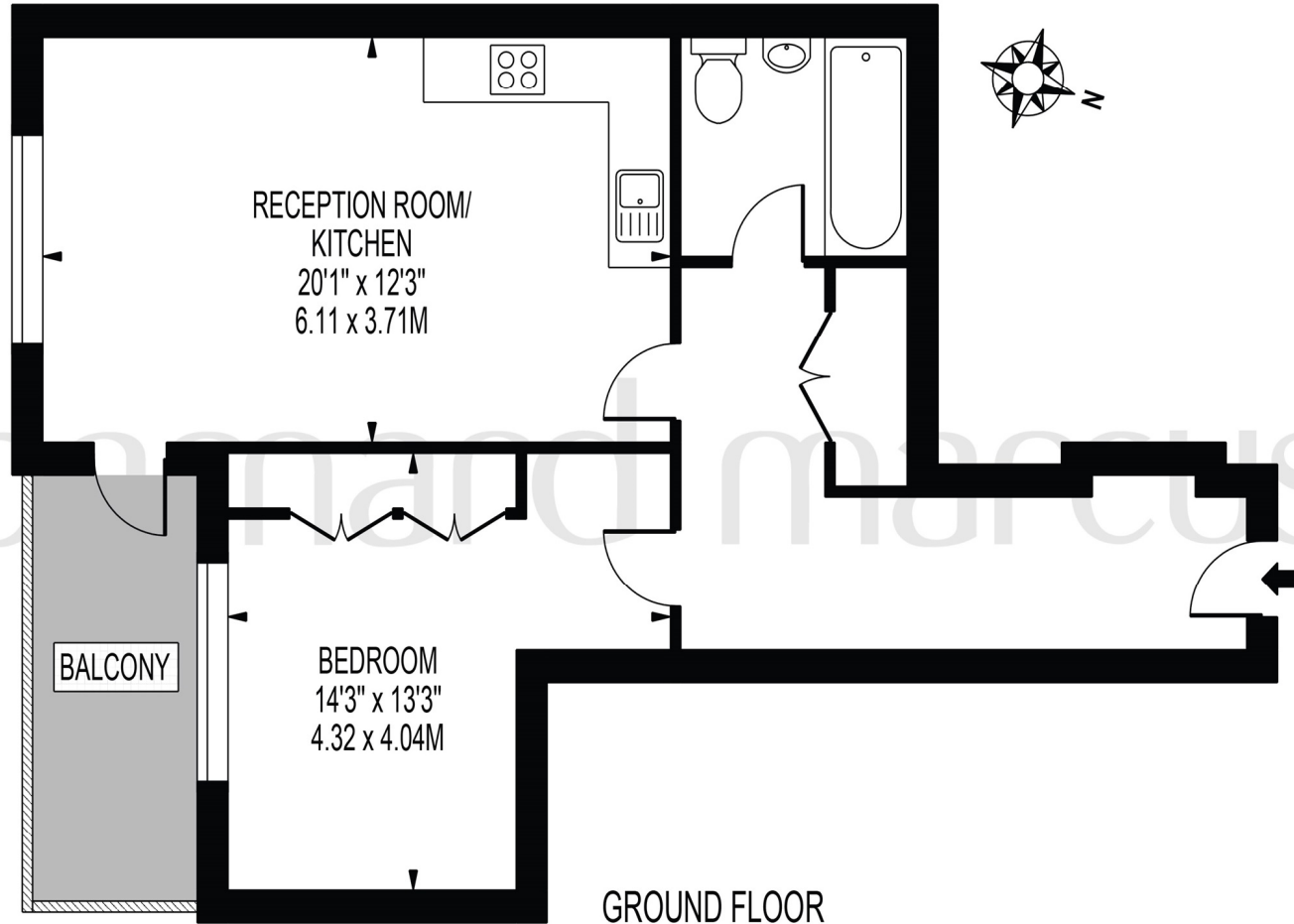
**Seathwaite House, Kingston Road, New Malden**

This property is a large one bedroom apartment in pristine condition located within a highly sought after development in New Malden built only in 2022.



## SEATHWAITE HOUSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 588 SQ FT - 54.60 SQ M



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.

This property is a large one bedroom apartment in pristine condition located within a highly sought after development in New Malden built only in 2022

The property still benefits from 6 years under the warranty, providing high energy efficiency and a high quality interior with a long lease of 997 years.

This apartment comprises a large open plan living dining space with ample natural light and a fully fitted, ultra-modern kitchen. The living space offers flexible living arrangements from home office to dining area. The bedroom is a generous double with ample built in storage and a separate bathroom suite finished to the highest specification.

Further benefits include a spacious balcony with panoramic views of the local area, underground parking available that can be rented after the purchase, easy access to transport links and close to local amenities.

Internal viewings are highly recommended.

welcome to

## Seathwaite House, Kingston Road, New Malden

- 6 Year Build Warranty
- Fourth Floor Apartment
- Garage Parking
- Secure Entry Phone & Lift
- Long Lease
- Close to Local Amenities & Transport Links
- Built in 2022

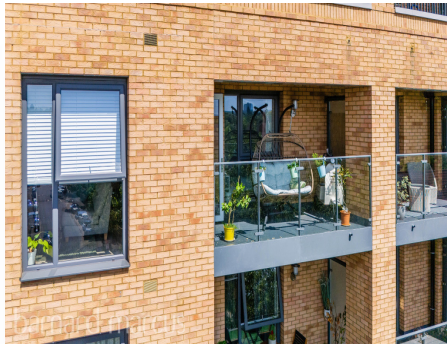
Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 1840.00 Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Dec 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£325,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/NML107034](https://barnardmarcus.co.uk/Property/NML107034)



Property Ref:  
NML107034 - 0004

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