



**Newlands House Oak Hill, Surbiton KT6 6ES**


Not for marketing purposes. INTERNAL USE ONLY

**welcome to**

**Newlands House Oak Hill, Surbiton**

Residing just 0.3 miles from Surbiton Town Centre/High Street, Newland's House combines a breath-taking specification with an unbeatable location making it a highly sought after place to live. Only a collection of three, two & one bedroom apartments are available to reserve.





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The remaining two bedroom apartments span approximately 913 sq ft of wonderfully stylish & airy living accommodation. The vast majority of the two bedroom apartments come with one form of private outside space whilst only one of the remaining two bedroom apartments enjoy two forms of outside space. The kitchens come complete with a variety of modern integrated appliances as well as an abundance of storage & counter top space. The heart of the home lies within the vast open plan living/dining space whilst all the two bedroom apartments also enjoy two bathrooms.

With the additional benefits of a ten year new homes warranty, 250 year lease & parking spaces available for purchase; the remaining plots won't be available for long!

welcome to

## Newlands House Oak Hill, Surbiton

- Two Double Bedrooms
- New Build Apartment
- 0.3 Miles To Surbiton High Street
- Parking Available
- Outside Space

Tenure: Leasehold EPC Rating: B

**£700,000**



Please note the marker reflects the postcode not the actual property

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

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.



Property Ref:  
SUR108338 - 0001

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