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Adelaide Road, Surbiton, KT6 4SS

A one bedroom ground floor conversion apartment with parking set in a grand Victorian house on a popular residential road within walking distance of Surbiton mainline station, high street, the Thames and Kingston town centre. The many benefits include a good size living room with a period fireplace. There is a separate fitted kitchen with appliances. A double bedroom and a modern fitted white bathroom suite with a shower over the bath. Electric heating. Parking to the rear of the property. Council tax band C. The vendors are extending the lease to 125 years with a ground rent of £100pa. We are informed the current service charge is £1,911.88pa. Sold with no onward chain.

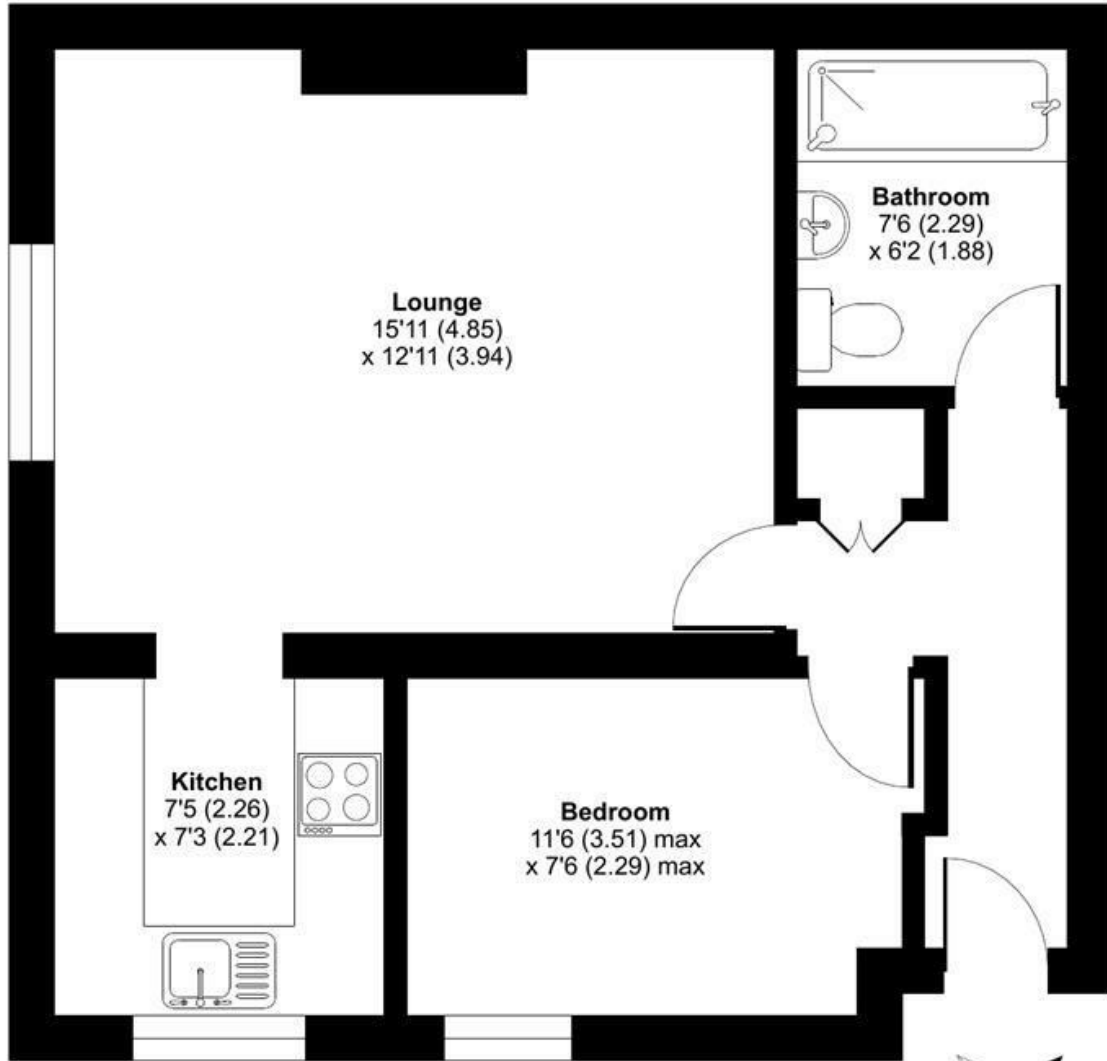
Guide Price £280,000 Leasehold

EPC Rating: E

Adelaide Road, Surbiton, KT6

Approximate Area = 476 sq ft / 44.2 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Matthew James. REF: 1070979

We aim to make our property details a reliable guide. However they are not guaranteed and do not form part of a contract. Information in relation to lease length, service charge and ground rent has been provided by the vendor, they are likely to be subject to reviews and increases in the future and will need to be verified by your legal representative. Please note that appliances and heating systems have not been tested and therefore no warranty can be given as to their good working order. Carpets, curtains, gas fires, electrical goods/fitings and other fixtures, unless expressly mentioned, are not included in the sale of this property. If there are any important matters which are likely to affect your decision to buy, please contact our office.

