



Matthew James

St James House | St James Road | Surbiton | Surrey KT6 4QH

T: +44 (0) 20 8390 2266

E: enquiries@matthewjamesestateagents.co.uk

www.matthewjamesestateagents.co.uk



Uxbridge Road, Kingston Upon Thames, KT1 2LH

An excellent one-bedroom top floor apartment set in a grand detached Victorian house with allocated parking to the rear. Located on one of the highly desirable river roads, Surbiton's mainline station, high street, the Thames and Kingston are all within walking distance. The many benefits include a spacious and light living room with views across Surbiton. A separate modern fitted kitchen fitted kitchen with integral appliances. A double bedroom and a modern white shower room. Gas central heating. Sold with a Share of the Freehold, a lease of approximately 149 years and no onward chain. Council Tax Band C. The outside of the building has recently been refurbished and redecorated. We are informed the service charge is £150 per month.

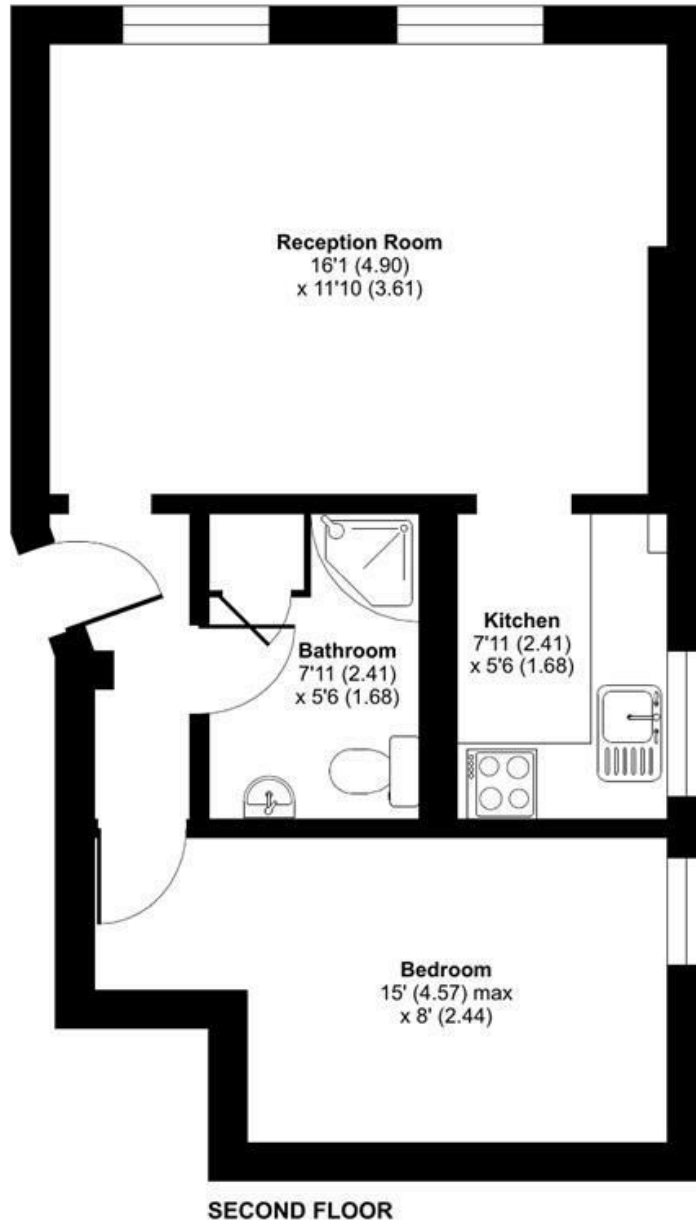
Guide Price £329,950 Leasehold - Share of Freehold

EPC Rating: D

Uxbridge Road, Kingston Upon Thames, KT1

Approximate Area = 433 sq ft / 40.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Matthew James. REF: 1083579

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.

