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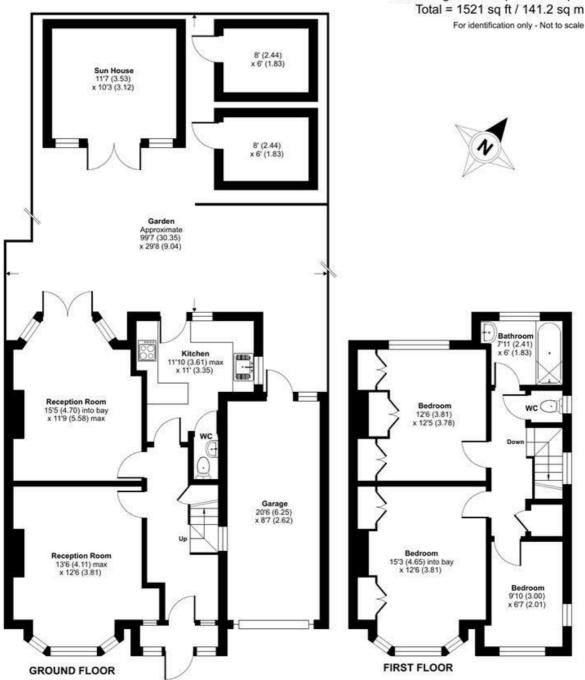


Pembroke Avenue, Surbiton, KT5 8HN

An outstanding, spacious three-bedroom semi-detached house with extensive accommodation, a large private garden, a garage and driveway parking. The property offers the potential to extend and improve subject to usual consents. Located within a short walk of Berrylands station, local shops and schools with Surbiton within easy reach. The many benefits include a large front reception room with a fireplace and a bay window. There is a coordinated rear reception room with French doors opening onto the garden. The separate fitted kitchen breakfast room includes appliances, there is a door leading out to the garden and a ground floor wc. There is a welcoming entrance hallway with stairs to the first floor. On the first floor, two large double bedrooms with fitted wardrobes and a generous sized third bedroom. The modern white bathroom includes a shower over the bath and there is a separate wc. To the rear is a private garden stretching back nearly 100ft with a summer house and storage sheds. At the front, driveway parking leads to a good size garage. Council tax band E. A lovely home sold with no onward chain.

Pembroke Avenue, Surbiton, KT5

Approximate Area = 1126 sq ft / 104.6 sq m Garage = 178 sq ft / 16.5 sq m Outbuildings = 217 sq ft / 20.1 sq m





Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Matthew James. REF: 1173034

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/fittings 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.

