



9 OAK HILL GROVE  
SURBITON KT6 6DS



All images & floorplans in this brochure are for illustration purposes only



# Surbiton:

Surbiton is an affluent riverside town in South West London. It's a very vibrant location with a wide range of shops, cafes, excellent pubs and bars and award-winning restaurants. There is also a splendid selection of green spaces and parks just moments away. It should also be mentioned that it has the highly regarded Surbiton Farmers' Market on the third Saturday of every month. Surbiton is sumptuously positioned alongside the Thames and accordingly, walking, running, cycling and water sports are all on your doorstep.

The town also boasts the renowned Surbiton Racket and Fitness Club, established in 1881, which hosts the annual International Tennis Federation Surbiton Trophy which precedes the Wimbledon Championship. Surbiton is perfectly positioned with Hampton Court Palace, Bushy Park and Richmond Park and Kingston's Cosmopolitan Town Centre within easy reach. With an excellent selection of schools, a vibrant local community and trains taking only 16 minutes to Waterloo, the area has become one of the most desirable in South West London.



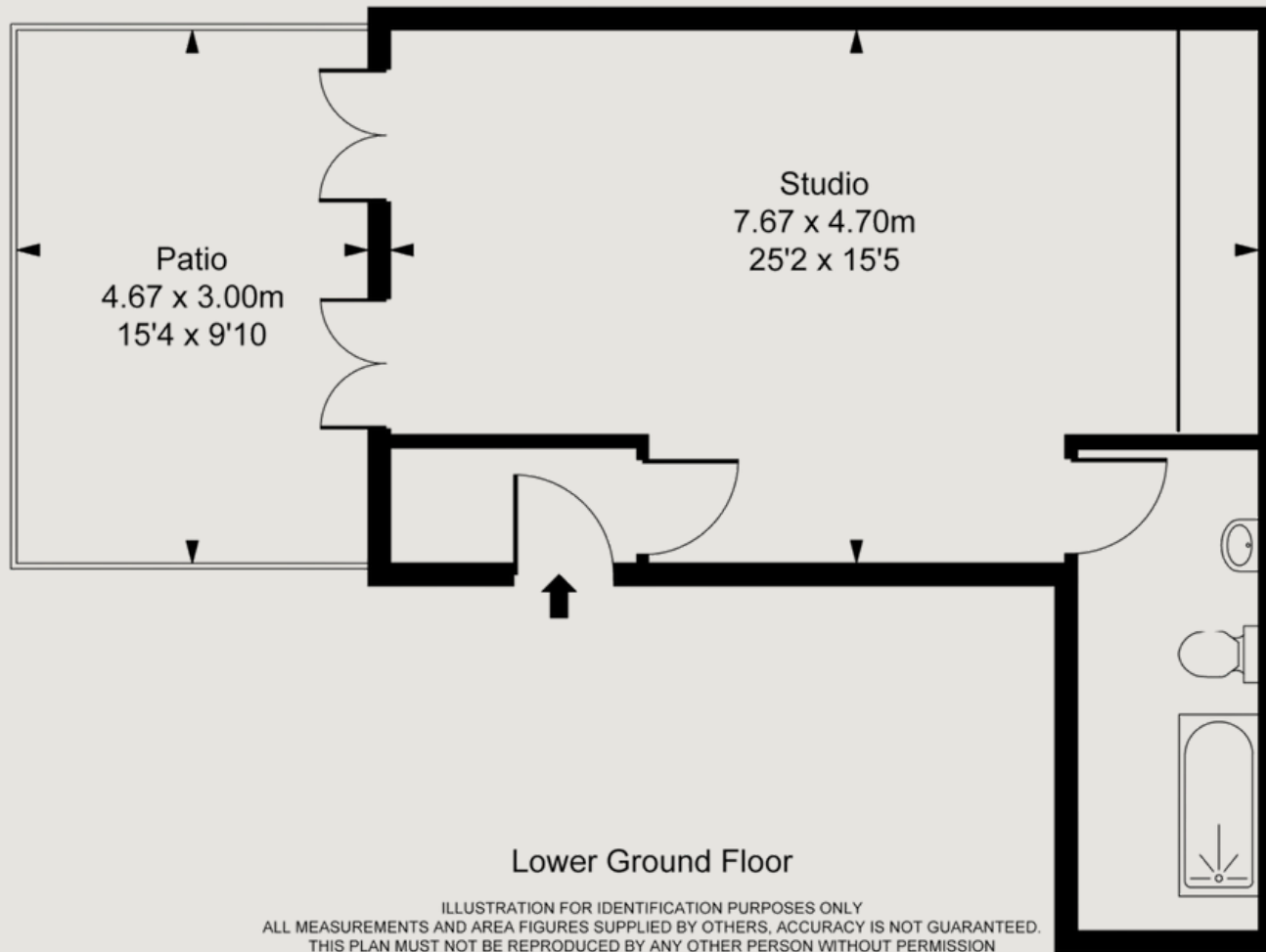


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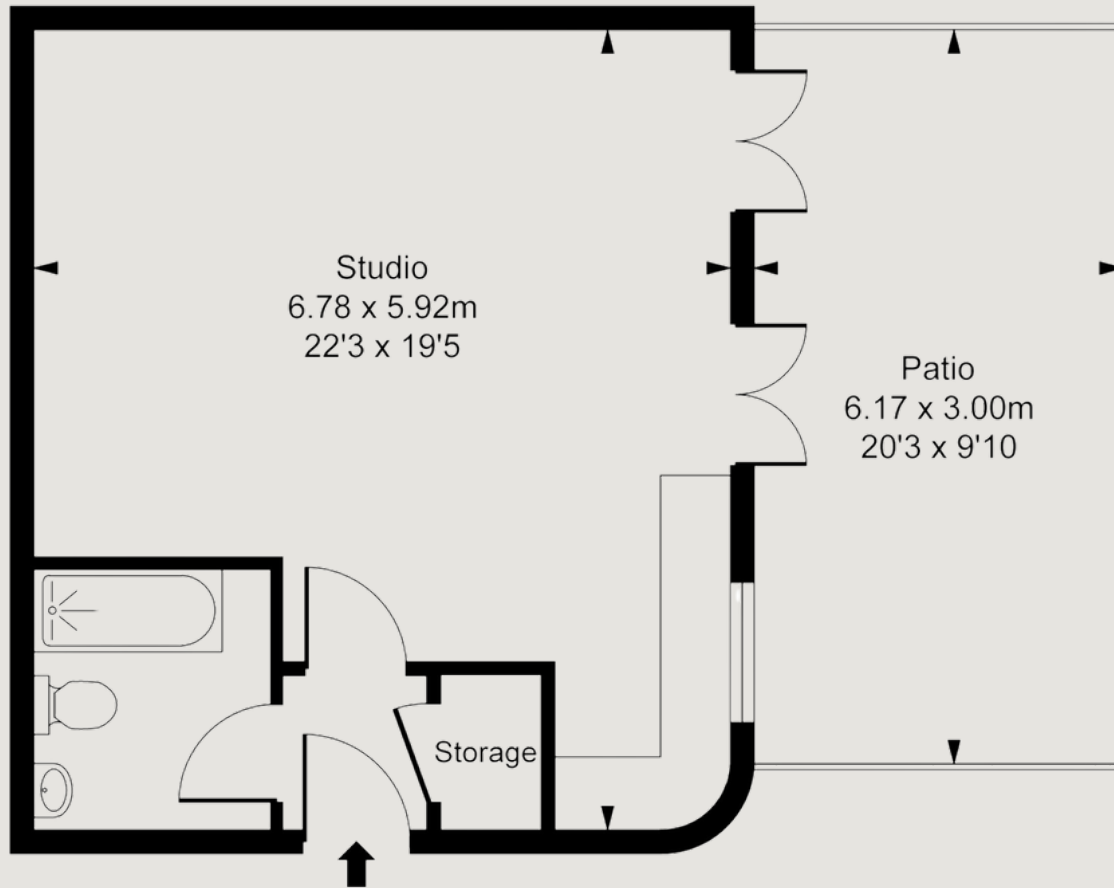
# Apartment One:

Oak Hill Grove,  
Surbiton, KT6  
Approximate Gross Internal Area  
40.00 sq m / 431 sq ft



# Apartment Two:

Oak Hill Grove,  
Surbiton, KT6  
Approximate Gross Internal Area  
40.00 sq m / 431 sq ft



Lower Ground Floor

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ALL MEASUREMENTS AND AREA FIGURES SUPPLIED BY OTHERS. ACCURACY IS NOT GUARANTEED.  
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION



# Apartment Three:

Oak Hill Grove,  
Surbiton, KT6

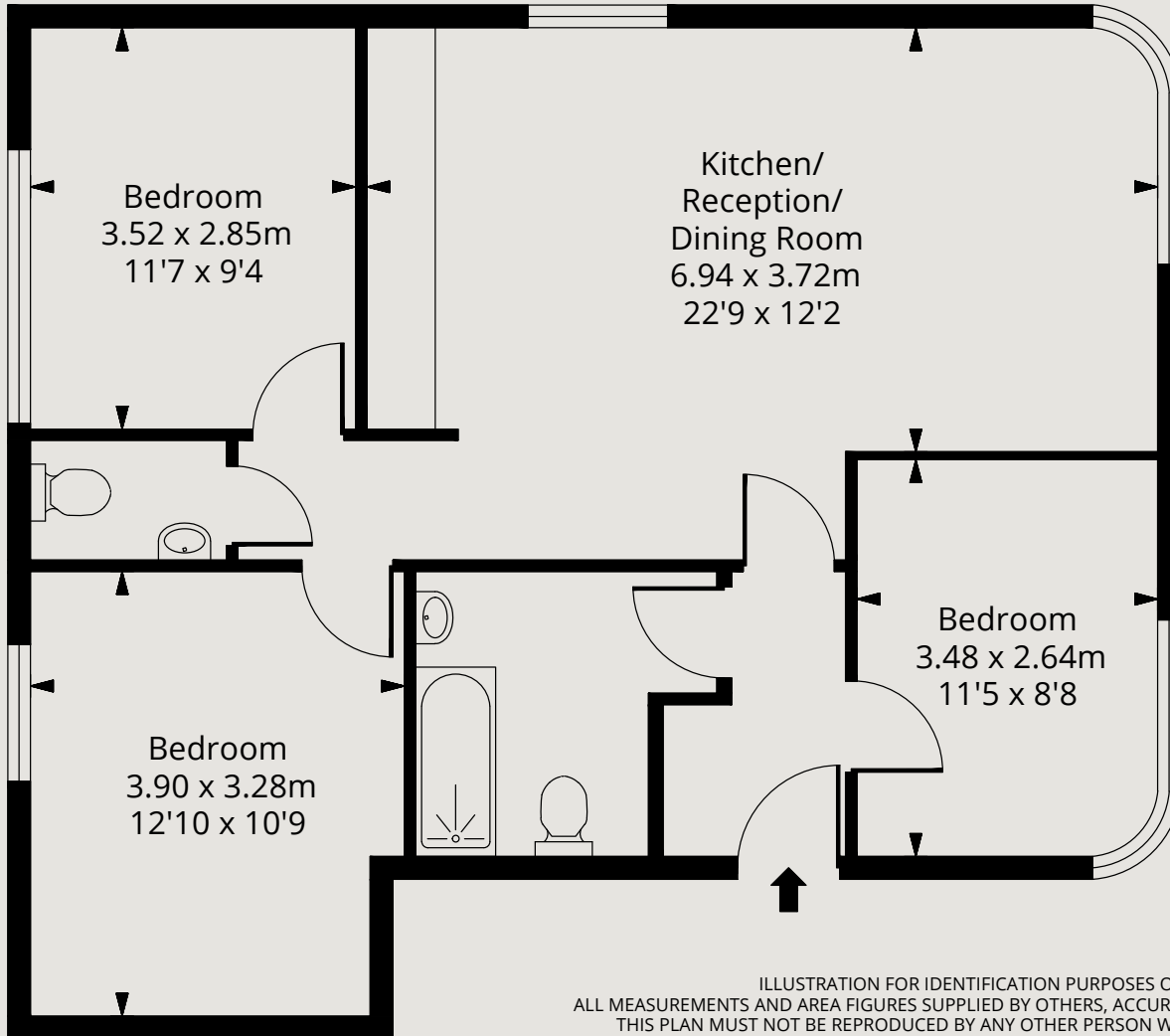
Approximate Gross Internal Area  
52 sq m / 560 sq ft



Ground Floor

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# Apartment Four:



Oak Hill Grove,  
Surbiton, KT6  
Approximate Gross Internal Area  
76.5 sq m / 823 sq ft



Ground Floor

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# Apartment Five:

Oak Hill Grove,  
Surbiton, KT6

Approximate Gross Internal Area  
52 sq m / 560 sq ft

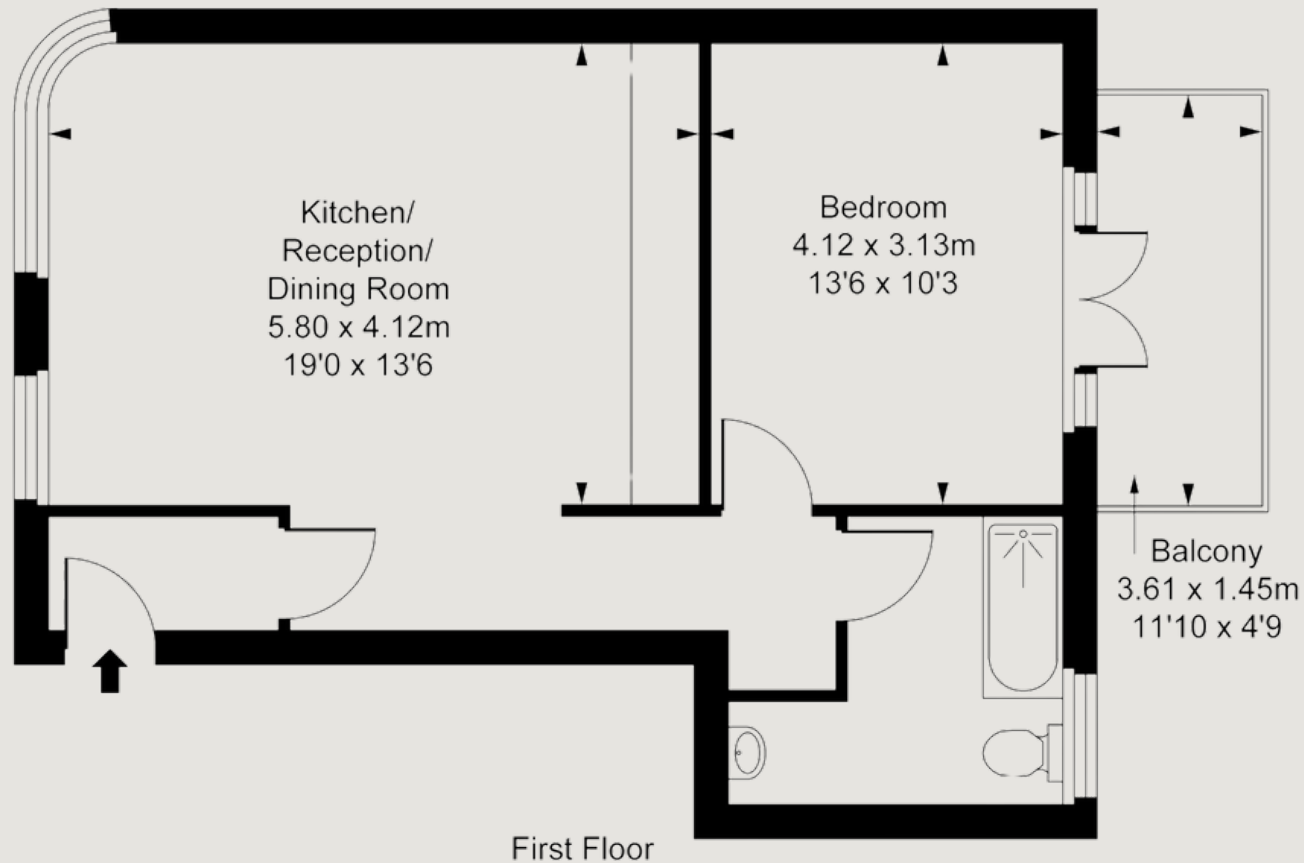


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# Apartment Six:



Oak Hill Grove,  
Surbiton, KT6  
Approximate Gross Internal Area  
77 sq m / 829 sq ft

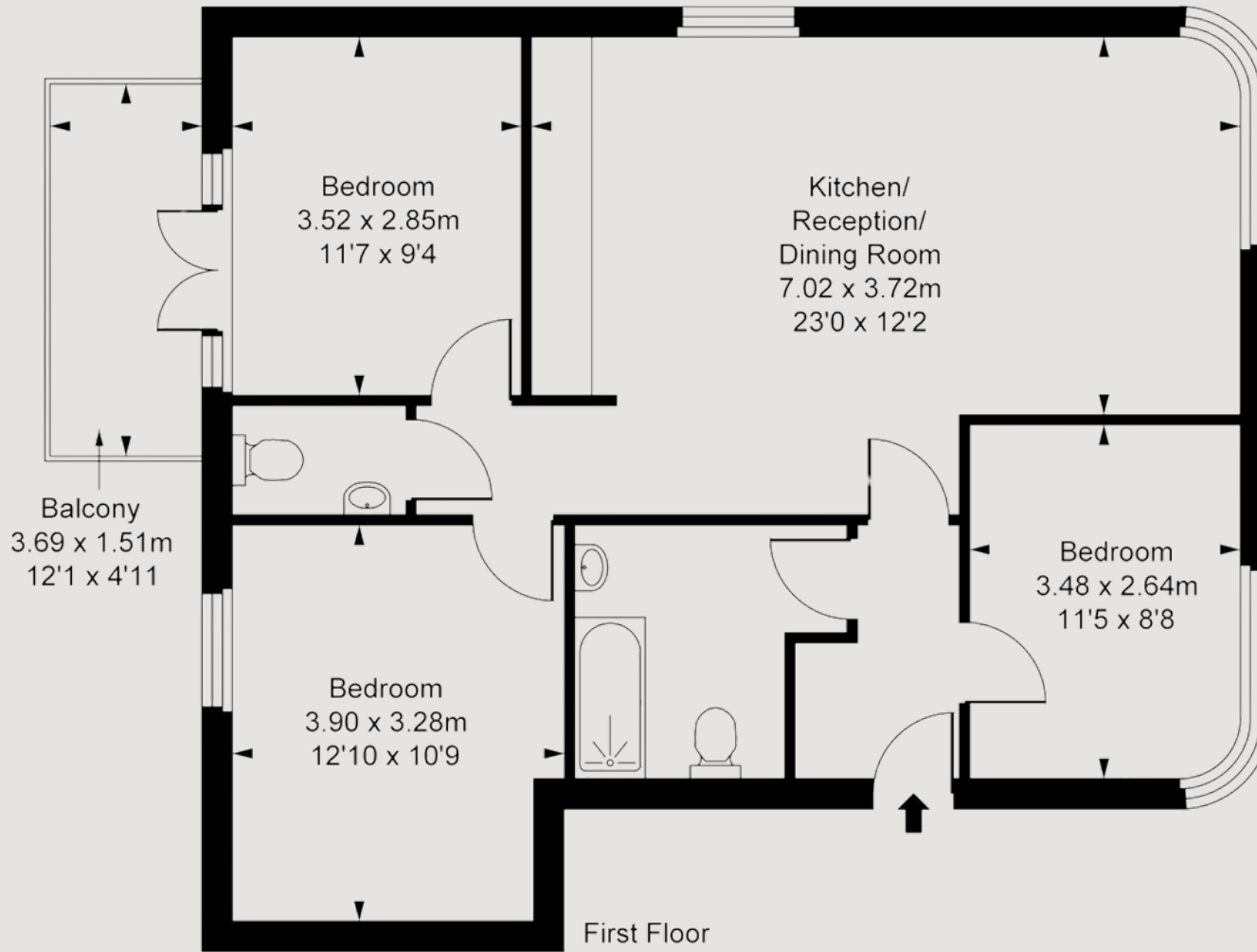


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# Apartment Seven:

Oak Hill Grove,  
Surbiton, KT6

Approximate Gross Internal Area  
84.00 sq m / 904 sq ft

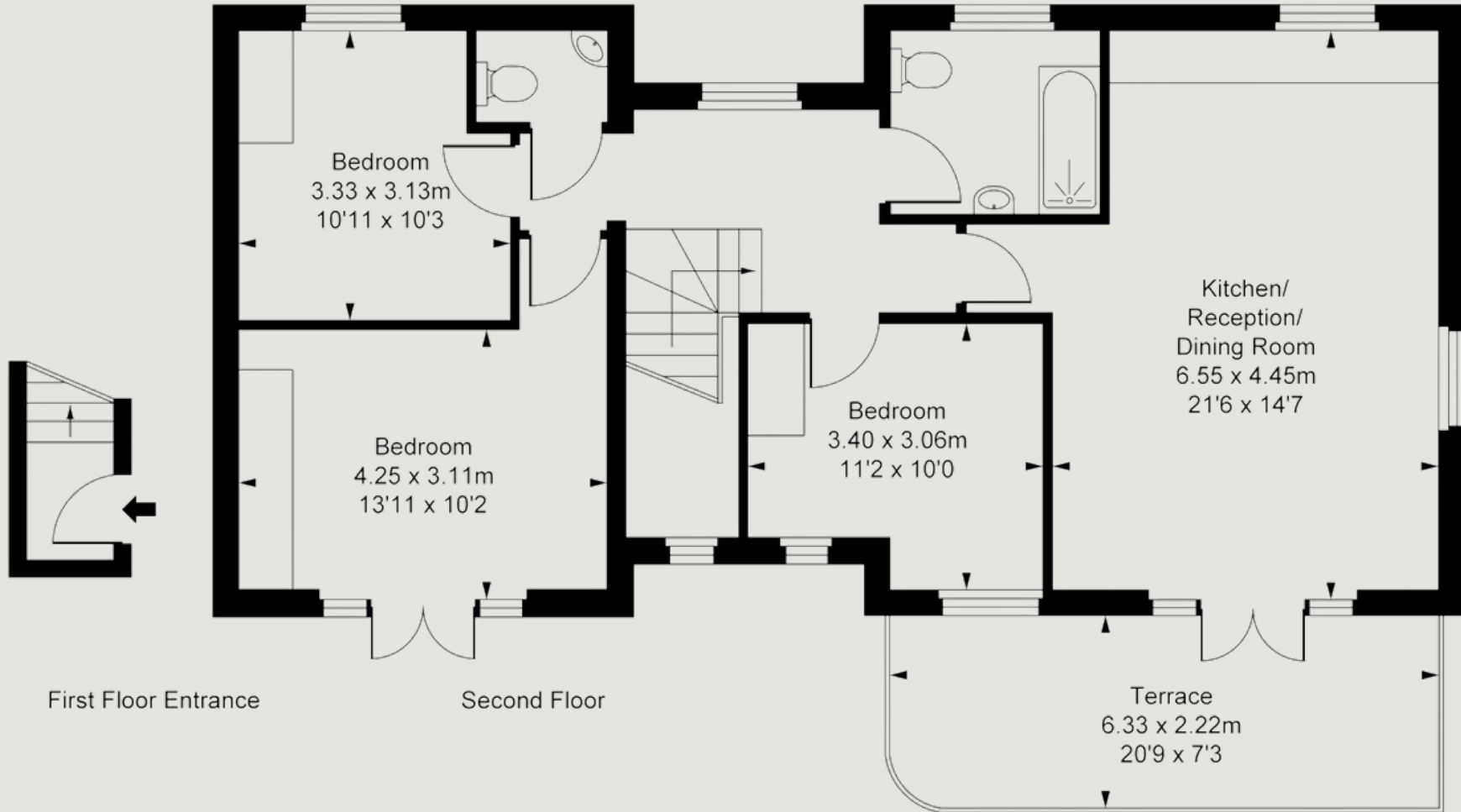


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# Specification:

## KITCHEN

- Howdens Satin finish units, soft close doors
- Composite worktops
- Under cabinet lighting
- Stainless steel sink with chrome mixer tap
- Work top roomm upstand
- Induction hob, oven and extractor
- Integrated dishwasher and fridge freezer

## ENSUITE & BATHROOMS

- White sanitaryware
- Chrome taps and shower
- Walls and floors fully tiled, alcove in bath area.

## INTERNAL FINISHES

- Emulsion painted walls and ceilings
- Ceramic wall and floor tiles in bathrooms
- Laminate flooring to kitchen and living area

## ELECTRICS/LIGHTING

- LED light fittings to living room/kitchen/bathroom/hall
- TV, BT and Satellite points
- Brushed Chrome electrical faceplates throughout .

## BEDROOMS

- Carpets to all bedrooms

## GENERAL/SECURITY

- Cycle storage Racks
- Video entry to all apartments



# Kitchen Style

# Price List:

| Flat | Floor | Size (M) | Size (Sq ft) | Beds   | Amenity (M) | Asking Price |
|------|-------|----------|--------------|--------|-------------|--------------|
|      |       |          |              |        |             |              |
| 1    | L/G   | 40       | 431          | Studio | 14          | £300,000     |
| 2    | L/G   | 40       | 431          | Studio | 18.5        | £300,000     |
| 3    | G     | 52       | 560          | 1      | n/a         | £400,000     |
| 4    | G     | 76.5     | 823          | 3      | n/a         | £600,000     |
| 5    | 1st   | 52       | 560          | 1      | 5.5         | £415,000     |
| 6    | 1st   | 77       | 829          | 3      | 5.5         | £625,000     |
| 7    | 2nd   | 84       | 904          | 3      | 13.5        | £675,000     |





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