



## **1 Bedroom Apartment Ewell Road, Surbiton. £219,999 Leasehold**

A Unique & Well-proportioned one bedroom, top floor apartment situated above commercial premises and located within walking distance of Surbiton main line station, with frequent fast trains to London Waterloo.

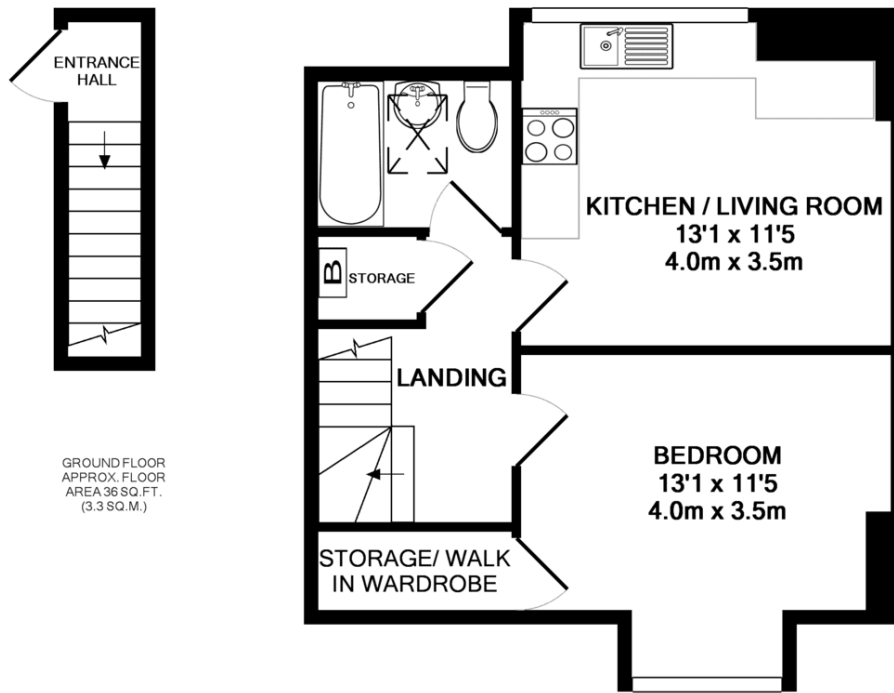
The property offers a modern fitted kitchen with built-in appliances,  
modern fitted white bathroom suite,  
re-fitted combination gas boiler,  
Separate Double bedroom with walk-in wardrobe,  
Sold with no onward chain.

[WWW.STACKANDBONNER.COM](http://WWW.STACKANDBONNER.COM)

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GROUND FLOOR  
APPROX. FLOOR  
AREA 36 SQ. FT.  
(3.3 SQ.M.)

2ND FLOOR  
APPROX. FLOOR  
AREA 399 SQ.FT.  
(37.1 SQ.M.)

EWELL ROAD

TOTAL APPROX. FLOOR AREA 435 SQ.FT. (40.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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- Modern Fitted Kitchen with Supplied & Fitted Appliances
- 13' x 11'5 Separate Double Bedroom with Walk in Wardrobe
- Modern Fitted White Bathroom Suite
- Double Glazed Windows
- Gas Central Heating via Combination boiler
- Laminate Wood Flooring Throughout
- Service Charge: £822 per annum
- Council Tax: Band B - £1,747.44
- Chain Free
- Leasehold 977 years remaining