



**French Street
Sunbury-On-Thames**

£1,000,000

ChaseBuchanan

Key Features

- Viewings accompanied by Chase Buchanan
- Fabulous, period, family home
- Character and modern features
- Versatile living spaces
- Four bedrooms
- Large southerly garden & roof terrace
- Separate garden room/gym/office
- Station and shops close by
- Close to River Thames
- Excellent schools nearby

Description

This fabulous family home situated in an attractive row of period properties combines period and modern features complementing this highly appealing property. Located on one of Lower Sunbury's most historic roads, moments from the River Thames.

With an internal space of just over 1,800 sq. ft, the hallway with attractive tiling leads into an elegant living/dining room with a feature fireplace, the family room has wide glazed doors overlooking the garden and the smart kitchen is fitted with modern units and plenty of preparation areas plus a separate utility room and W.C. The first floor provides four bedrooms, a large bathroom and a lovely roof terrace with pleasant views across the garden.

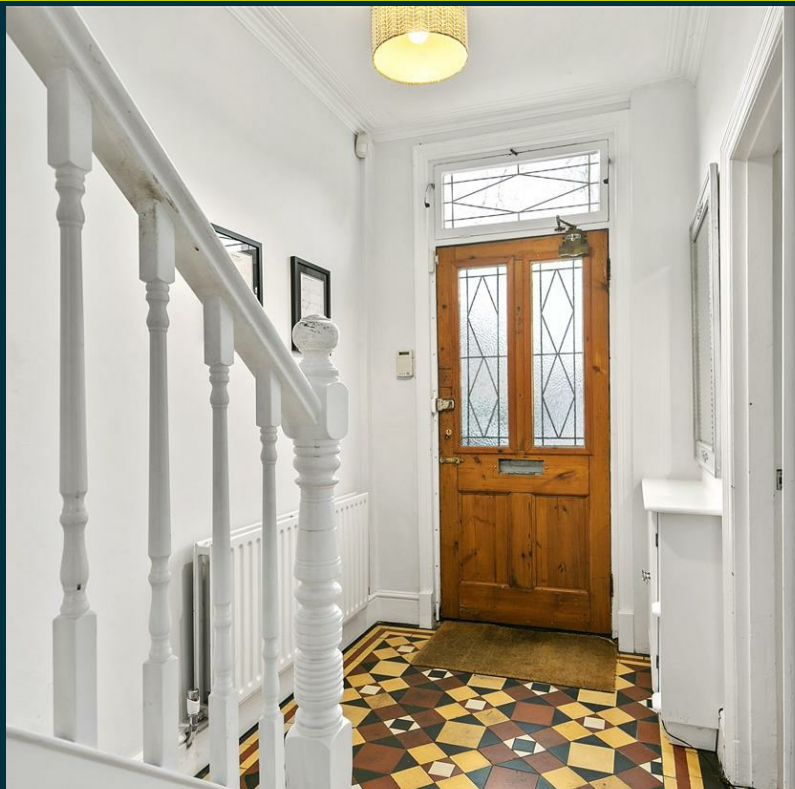
The southerly-facing garden is a particular feature, mainly laid to lawn with mature trees and shrubs, providing plenty of options to relax or entertain, with two patio areas, plus a detached garden room/gym with power, perfect for hybrid working.

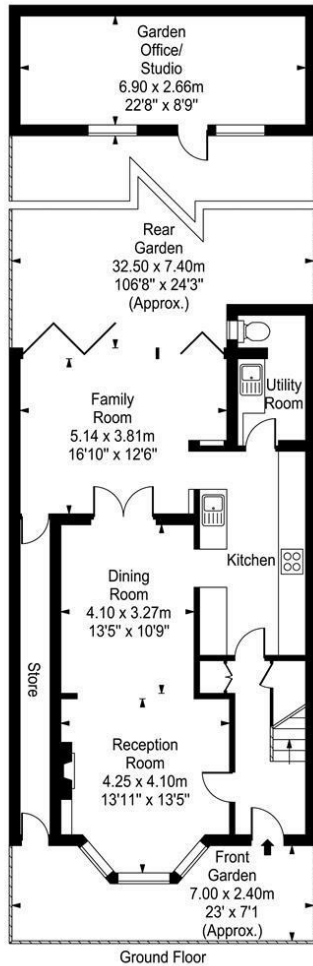
With an abundance of character and a pleasing décor with many notable features including, high ceilings, feature fireplaces, sash windows and plenty of storage options throughout. The versatile layout provides the perfect balance of space and comfort.

Located in Lower Sunbury village, close to the River Thames and Sunbury Park and towpaths providing pleasant walking and cycling routes. Sunbury has a strong local community and a good variety of amenities. Kingston and Richmond are nearby with more comprehensive facilities. Transport links are good, with access to the M3/M25 motorways and Heathrow Airport and Sunbury mainline station links directly to London Waterloo. The local area is well served by schools, both private and state-run.

To arrange an appointment to view, please call the vendors' sole agent Chase Buchanan.



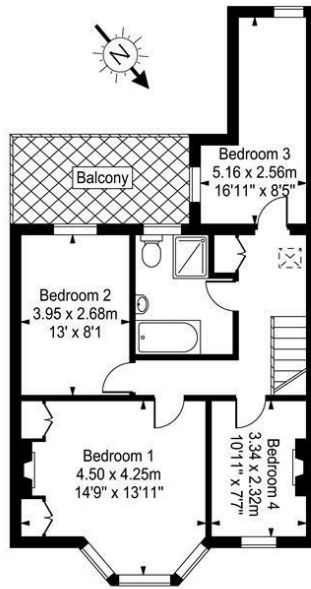




Ground Floor

French Street

Approx. Gross Internal Area
169 Sq M - 1819 Sq Ft
(Including Garden Office & Store)



First Floor

Every attempt is made to assure accuracy, however measurements are approximate and for illustrative purposes only. Not to scale.
Floor plan by www.frameworkphotos.co.uk

For more information or to book a viewing, please contact:

020 8941 7576

hamptonhill@chasebuchanan.london

101 High Street, TW12 1NJ

Care has been taken in the preparation of these particulars, however, their accuracy is not guaranteed and they do not form part of any contract. Measurements stated must be considered maximum.

Energy Efficiency Rating		Current	Proposed
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Proposed
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

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