

**Ormond Avenue  
Hampton  
TW12 2RT**

£1,875,000



## Ormond Avenue, TW12

Approximate Gross Internal Area = 250.5 sq m / 2696 sq ft  
(Excluding Eaves)

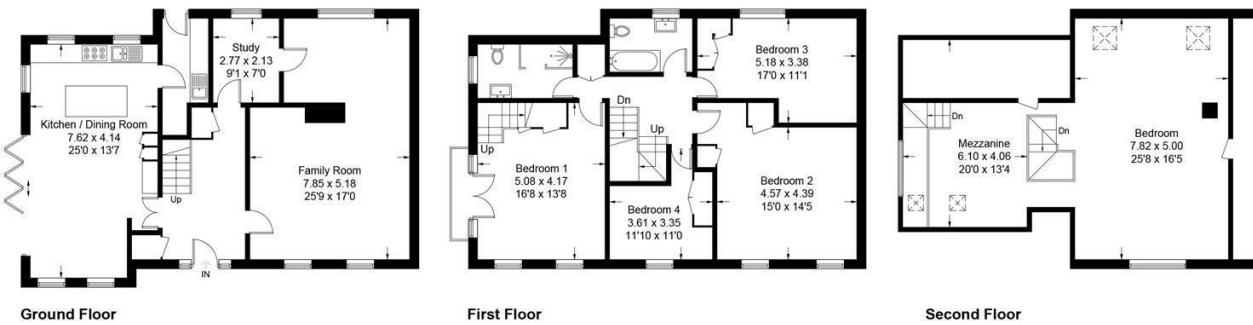
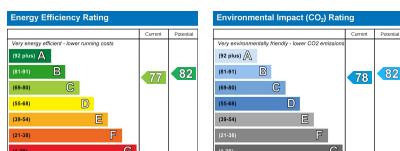


Illustration for identification purposes only, measurements are approximate,  
not to scale. floorplansUsketch.com © (ID621725)



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.

- Viewings accompanied by Chase Buchanans
- Premier tree lined location
- Five bedrooms
- Largely extended
- Close to station
- Rarely available
- Detached family residence
- Two bathrooms
- Off street parking
- Large mature garden

This is a modern, stylish, detached five bedroom family house located in the Ormonds, within a few minutes walk of Hampton train station and village.

Comprehensively extended, this fantastic home offers plenty of great living space over three floors, as well as large gardens and off-street parking.

As you enter the property, a charming hallway with parquet flooring and downstairs W.C. leads to a modern kitchen/dining room with bi-folding doors opening onto the patio and garden. You will also find a family reception room, study and utility room on this floor.

On the first floor there are four bedrooms, one with an en suite shower room, together with a mezzanine level, currently used as a snug. There is also a family bathroom. The light and airy top floor is a large open-plan flexible room, currently used as a family space, spare bedroom and studio. It has wonderful views, many possibilities, and should be seen to be appreciated.

Outside there is a lovely garden which is mainly laid to lawn with mature shrub borders. There is a patio dining area making it ideal for entertaining during the summer months. There is also off street parking at the front of the property.

Ormond Avenue is recognised as one of Hamptons most sought after residential roads and is close to Hampton Village which offers an array of boutique shops, cafes and a Waitrose food store. Transport links are great, with regular trains into London Waterloo, easy access to the M3 and M25 motorways and regular buses into both Richmond and Kingston town centres. There are many well regarded schools within walking distance both state and private, including Hampton infants & juniors and Hampton pre-prep and preparatory school.

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

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**Chase Buchanan**  
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