



**Ailsa Road
St Margarets Trust**

£2,500,000

ChaseBuchanan

Key Features

- Viewings accompanied by Chase Buchanan
- Four/Five bedrooms
- Detached family house
- Direct access to the Trust Grounds
- Large secluded garden
- Three reception rooms
- Off street parking
- Excellent condition throughout



Description

A rare opportunity to purchase this delightful four/five bedroom detached house benefiting from direct access on to the St Margarets Trust Grounds.

The property is in excellent condition and offers spacious and well proportioned accommodation throughout. The ground floor comprises a bright through reception room, a large kitchen/breakfast room with stunning vaulted ceilings, and a further large separate study/bedroom.

The upper floors benefit from four double bedrooms, one with ensuite and a large separate family bathroom.

To the rear is a large attractive and secluded rear garden, which benefits from direct access onto the prettiest of the three St Margarets pleasure gardens with mature parkland divided by a pretty Thames tributary linked by ornate bridges.

There is also a large landscaped front garden with off street parking.

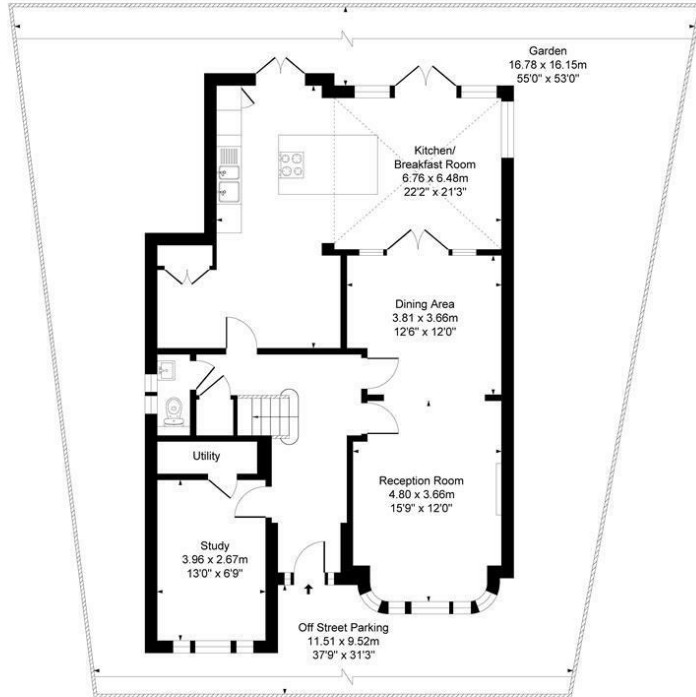
Internal viewing is highly recommended by the vendors' sole agents Chase Buchanan at the earliest opportunity.



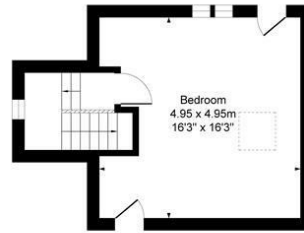


Ailsa Road TW1

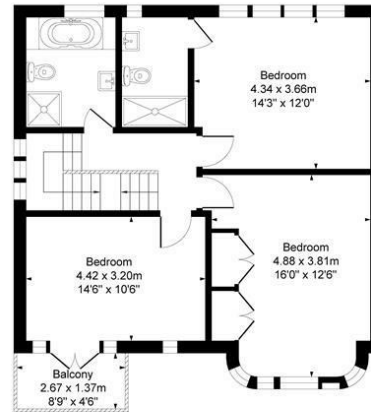
Approx. Gross Internal Floor Area
201.3 Sq M - 2167 Sq Ft



Ground Floor
Approximate Floor Area
1098.94 sq.ft
(102.09 sq.m)



Second Floor
Approximate Floor Area
301.83 sq.ft
(28.04 sq.m)



First Floor
Approximate Floor Area
766.23 sq.ft
(71.18 sq.m)

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Illustration for identification purposes only, measurements are approximate, not to scale.
Produced By Esjay Property Marketing

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

020 8744 2434

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124 St Margarets Road, TW1 2AA

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 | | Environmental Impact (CO ₂) Rating | |
|--|-----------|--|-----------|
| Current | Potential | Current | Potential |
| <p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p> | | <p>Very environmentally friendly - lower CO₂ emissions</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not environmentally friendly - higher CO₂ emissions</p> | |
| | 76 | | |
| <p>England & Wales</p> <p>EU Directive 2002/91/EC</p> | | <p>England & Wales</p> <p>EU Directive 2002/91/EC</p> | |

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