



**P** Resident permit holders only  
**S** Mon - Fri 10 am - 4.30 pm

FOR SALE  
**SNELLING**  
COMMERCIAL

**Kenley Road  
St Margarets Village**

£579,950

**ChaseBuchanan**



## Key Features

- Viewings accompanied by Chase Buchanan
- Edwardian ground floor maisonette
- Two bedrooms
- Private landscaped garden
- Share of freehold
- Large kitchen/breakfast room
- Excellent condition throughout
- Utility room
- Central Village location
- Close to station

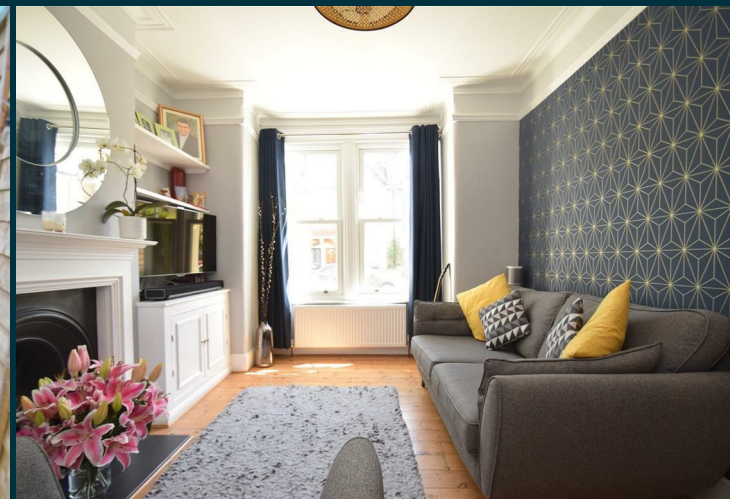
## Description

A charming two bedroom ground floor period maisonette with private garden, situated in the popular Moor Mead Park area, close to St Margarets station, shops and cafes. Kenley Road is a very sought after location in St Margarets for families and young professionals.

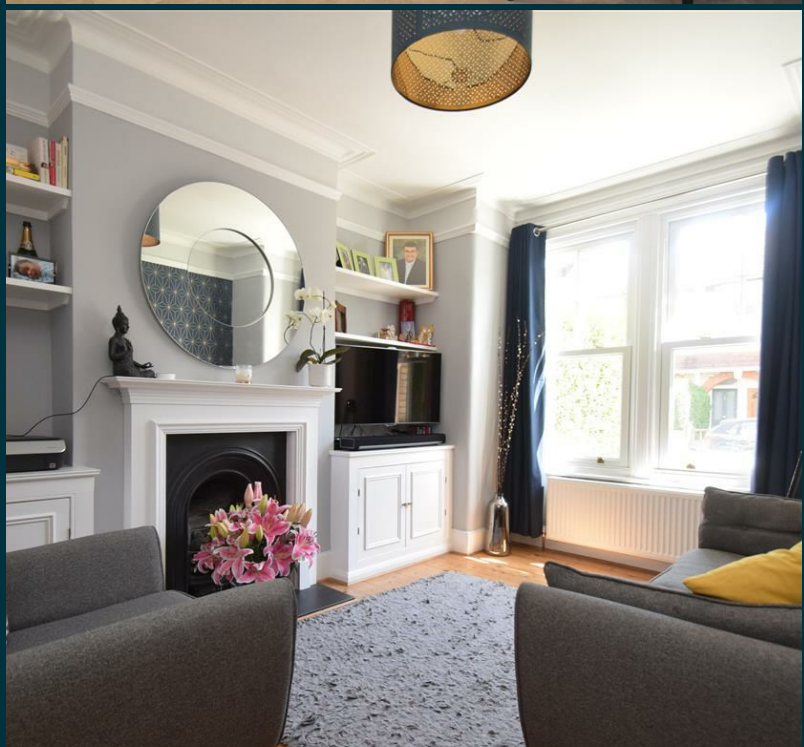
The residence boasts a functional layout comprising a charming front reception room with feature fireplace, two bedrooms, separate kitchen/breakfast room, large luxury fitted bathroom, and a recently landscaped rear garden. The property has been subject to substantial modernisation in recent years and benefits from a stunning condition throughout and benefits from a share of freehold giving the possibility to extend (STP).

An appointment to view is highly recommended via the vendors' sole agents Chase Buchanan at the earliest opportunity.

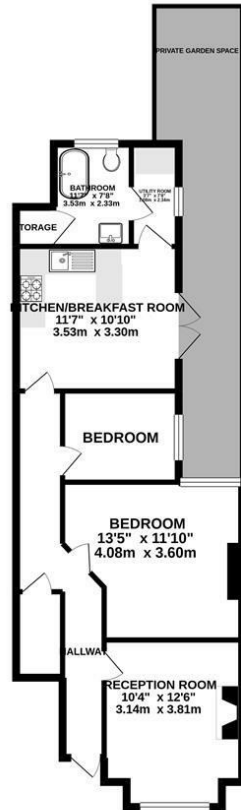
EPC rating C







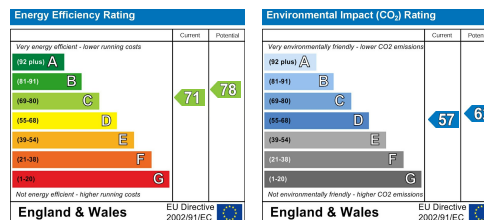
GROUND FLOOR  
667 sq.ft. (62.0 sq.m.) approx.



TOTAL FLOOR AREA : 667 sq.ft. (62.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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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.



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

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