

# HJC

HIGHER VALUES



## Portsmouth Road

Thames Ditton, KT7 0SY

£1,375,000

Birchdale is a stunning arts and crafts home which has been cherished and lovingly-maintained to a high standard to reflect the period. Featuring an abundance of period touches such as original fireplaces in every room, cast iron radiators, high ceilings and monkey tails. This 6 bedroom detached family home offers in excess of 3000sqft over 3 floors and does not disappoint. The hub of the house is a large modern open plan kitchen/living space with French doors to a mature south east-facing 145ft garden. To front is a grand reception room with bay window, adjoining is a useful boot room/utility and WC. Upstairs there are 4 double bedrooms, one ensuite, a single fifth/study and a luxury contemporary family bathroom. The top floor is a huge versatile room spanning the depth of the house with accessible eaves storage and built-in double study area. Close to excellent schools and transport links.

Material Info: Brick Walls & Roof Tiles. Water / Electricity / Sewerage: Mains. Heating: Gas Mains. Broadband: Fibre (FTTC). Mobile Coverage: Indoor: Variable Outdoor: Likely.

- Arts and crafts period home
- 145ft SE-facing garden
- Abundance of storage
- Versatile top floor
- Many original features
- Off street parking
- Superb kitchen/dining/family room
- Close to excellent schools

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Approximate Gross Internal Area = 279.4 sq m / 3007 sq ft  
(Including Eaves)

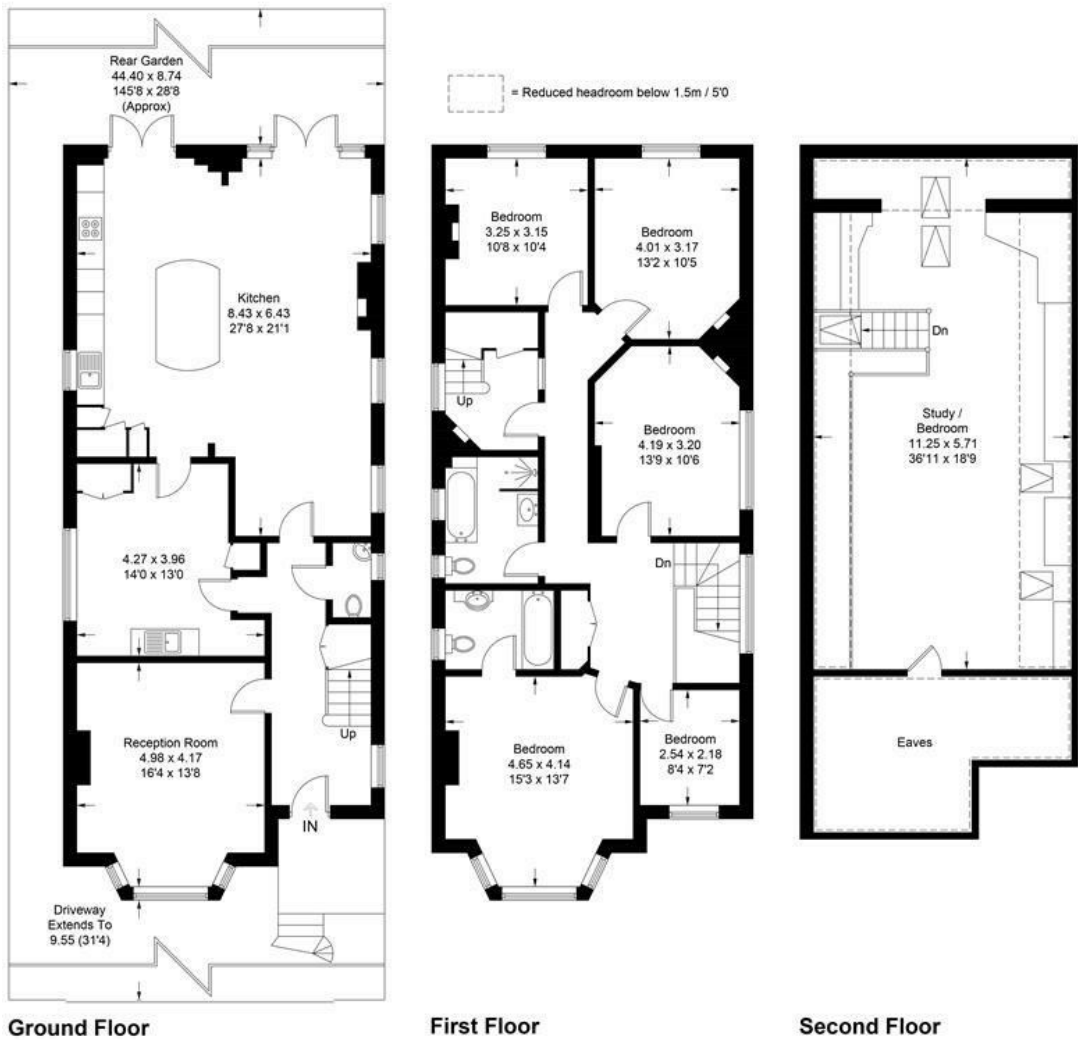
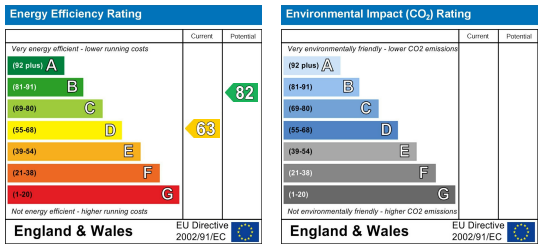


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1147663)

Energy Efficiency Graph



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