



# Harmes Turner Brown

## Garden Road, Walton-On-Thames, KT12 2HQ



**£595,000 Freehold**

HTB Walton are delighted to offer this beautifully presented three-bedroom terraced home, located in a popular residential road just over half a mile from both the River Thames and Walton town centre. This sought-after location also benefits from proximity to highly regarded local schools.

The property has been thoughtfully extended on the ground floor to create a stylish and practical layout, featuring a welcoming front aspect lounge with a character fireplace, and a stunning open-plan kitchen/dining area. The kitchen boasts a central island, fitted appliances, multiple skylights, and bi-fold doors opening directly onto the rear garden, providing a seamless indoor-outdoor flow.

The first floor comprises two good-sized double bedrooms, both with fitted wardrobes, a third single bedroom, and a modern family bathroom.

Externally, the rear garden extends to over 80ft and is mainly laid to lawn, complemented by a patio area ideal for outdoor entertaining. There is also a fully equipped summer house with power and lighting, plus rear access via a gate. To the rear is a vehicular access road with potential to add parking to the back of the large rear garden.

An ideal home for families or professional buyers seeking a blend of convenience, space, and style.

INDEPENDENT ESTATE AGENTS

[www.htbproperty.com](http://www.htbproperty.com)

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- THREE BEDROOMS
  - BEAUTIFUL OPEN PLAN KITCHEN/DINING ROOM
  - MODERN FAMILY BATHROOM
  - DETACHED SUMMER HOUSE/STUDIO ROOM
  - CLOSE TO LOCAL SHOPS, SCHOOLS AND RIVER THAMES
- EXTENDED FAMILY HOME
  - SEPARATE LIVING ROOM WITH FEATURE FIREPLACE
  - LARGE REAR GARDEN
  - POTENTIAL FOR OFF STREET PARKING TO THE REAR
  - BEAUTIFULLY PRESENTED