





Guide Price £1,200,000

- Detached Home
 - Impressive Accommodation in excess of 2000sqft
 - Four Generous Bedrooms
 - Scope to Expand Further (STNC)
 - Garage
 - Ample Off Street Parking
 - Incredible Plot
 - Stones Throw from Richmond Park
 - North Kingston Location
 - EPC Rating - E | Council Tax Banding - F
- * Tenure: Freehold
- * Local Authority: Kingston Upon Thames

Summary

A splendid detached residence offering substantial accommodation of 2146 square feet (including garage of 148sqft), situated moments from Richmond Park.

The property occupies an impressive plot to include a lovely mature rear garden spanning approximately 52ft by 36ft, external garage and ample off street parking to the front for multiple cars. There is also significant space down the side of the house where side access is available.

Internally this charming house provides bright and airy well proportioned rooms to include an incredible double reception room stretching the full width of the house at 22.3ft with two bay windows, middle playroom/snug, downstairs utility / WC, dining room, kitchen and conservatory overlooking the garden.

Upstairs offers four generous double bedrooms and a family bathroom. There is also huge scope to expand the property further subject to necessary consents (STNC).

Situated just moments from the beautiful Richmond Park, this property combines spacious living set on a magnificent plot with exciting potential for further expansion (STNC), allowing you to tailor the home to your specific needs with beautiful surroundings.

Location

Park Road is a popular residential street ideally situated in the sought after North Kingston area. The property is within walking distance of Richmond Park and conveniently positioned for the River Thames and both Norbiton and Kingston stations giving direct access into Waterloo. Kingston town centre with its array of shops, restaurants and bars is 1/2 a mile away, the A3 with routes to London and the M25 is easily accessible by car. The standard of schooling in the immediate area is excellent within both the private and state sector.

