



ROBIN HOOD LANE

Wimbledon, SW19



ROBIN HOOD LANE

A beautiful semi-detached family home which has been tastefully finished to a very high standard offering five bedrooms and a private rear garden.



Local Authority: London Borough of Kingston Upon Thames

Council Tax band: G

Tenure: Freehold

Guide Price: £1,400,000



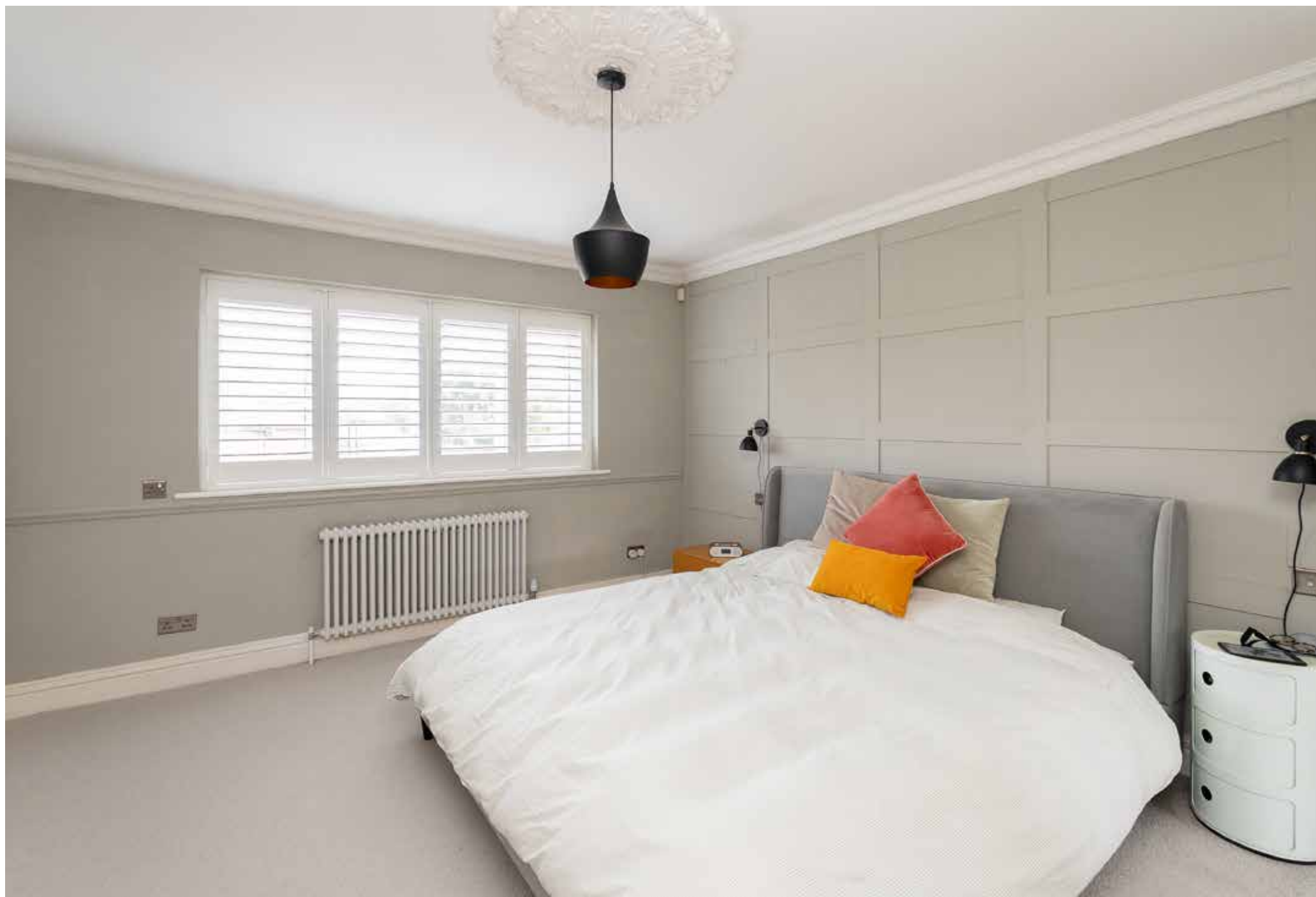
ABOUT THE PROPERTY

Recently refurbished with a stylish modern finish, this substantial semi-detached five-to-six-bedroom family home offers ample living space throughout. The ground floor includes a full-length double reception room that leads to a conservatory, a bright open-plan kitchen/diner, a useful utility room, and a separate study with private access — ideal as a home office or a sixth bedroom. A wide entrance hallway leads to the first floor, where there are three spacious double bedrooms and a principal suite complete with an en-suite bathroom and walk-in wardrobe. On the second floor, two loft-converted bedrooms add even more flexible living space. Additional advantages include off-street parking, bespoke fitted storage throughout and a beautifully private, lawned garden with two seating areas.









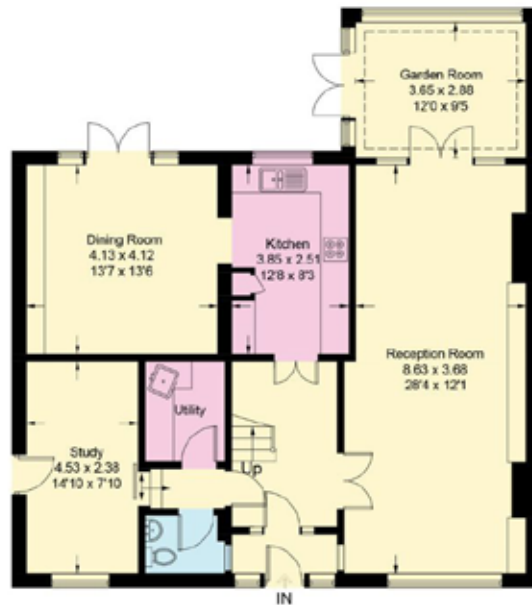


PROPERTY LOCATION

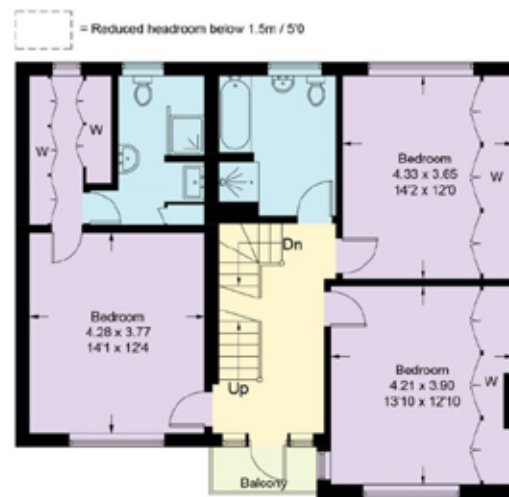
Robin Hood Lane is a quiet residential road just off Kingston Hill, ideally positioned for access to Richmond Park and the surrounding areas of Kingston, Putney and Wimbledon, all of which offer a wide variety of outstanding schools, independent boutiques, cafés, and restaurants. The area is also home to several highly regarded golf courses, including the prestigious Coombe Hill Club, and benefits from close proximity to the A3, providing swift connections into central London and out towards the M25, Heathrow and Gatwick airports. Kingston Hill is particularly renowned for its proximity to educational excellence. Some of the UK's most respected independent schools are within easy reach, including King's College School, Wimbledon High School, Putney High School, Wimbledon Common Prep, Rokeby, Holy Cross Prep, Marymount International School and The Study Prep. These institutions attract students from across the globe, making the area a centre of academic distinction and cultural vibrancy. The area also benefits from superb transport connections. Nearby stations include Wimbledon, Putney, Kingston and Norbiton, offering regular services into central London and beyond. With efficient road and rail links, residents enjoy seamless journeys whether commuting for work, travelling for leisure, or heading out of town.



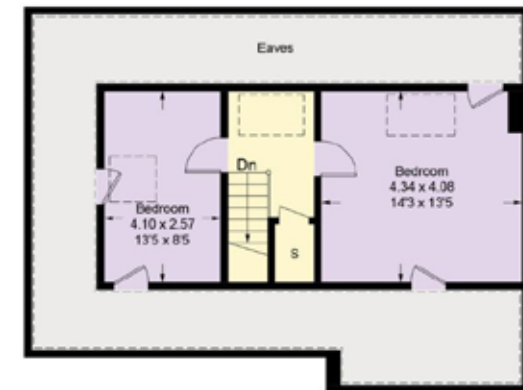




Ground Floor



First Floor



Second Floor



Approximate Gross Internal Area = 225.7 sq m / 2429 sq ft
 Eaves = 38.5 sq m / 414 sq ft
 Total = 264.2 sq m / 2843 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

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