

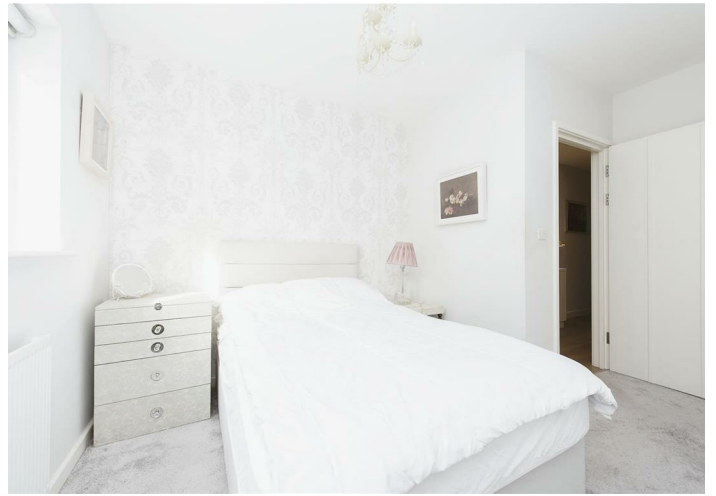


Asking Price £500,000 | Maisonette | Share of Freehold

- Two double bedroom ground floor
- Front and side garden
- Open plan kitchen and lounge
- Ideal first time or investment buy
- early viewing recommended
- Private rear garden
- Share freehold
- Modern kitchen and bathroom
- Good if your looking to downsize
- No onward chain

020 8892 1313





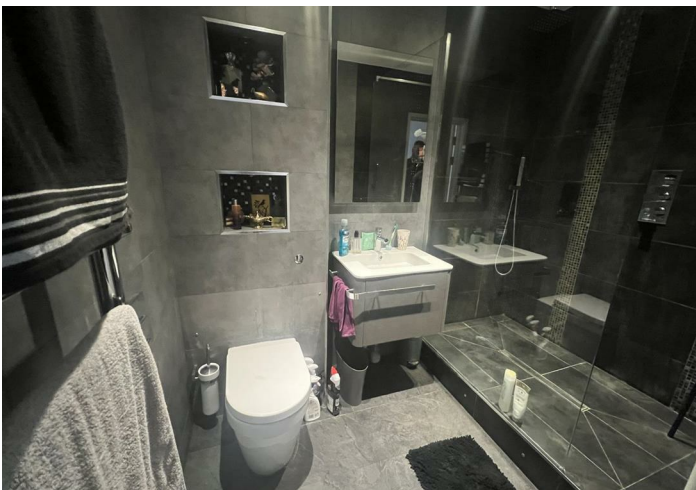


# Norwood Close, Twickenham, TW2 5EX

Milestone and Collis is please to offer this rarely available two bedroom ground floor property with its own front, side and rear garden, allocated park in a sought after cu de sac.

This modern well presented property has and open plan kitchen and living room, moern shoer room, it has flexible accommodation to suit the owners needs, either as a two bedroom or one bed with an extra lounge, very private garden, with parking, this is a must see.

Located off of Fourth cross road, close to local shops, schools, bars/pubs and Twickenham green.  
No onward chain.



Directions from, Milestone and Collis Sales 86 Heath Rd, Strawberry Hill, Twickenham TW1 4BW, Head east on Heath Rd/A305/A311 towards Clifden Rd, 0.1 mi, Turn left onto Copthall Gardens, 0.2 mi, Turn left onto Clifden Rd, 0.2 mi, Turn right onto Heath Rd/A305/A311, 0.3 mi, Continue straight onto The Grn/A305, Continue to follow A305, 0.6 mi, Turn left onto Fifth Cross Rd, 407 ft, Turn left onto Woodbine Cl, 203 ft, Norwood Cl, Twickenham



TW2 5EX lies on Norwood Close in Twickenham. TW2 5EX is located in the West Twickenham electoral ward, within the London borough of Richmond upon Thames and the English Parliamentary constituency of Twickenham. The Sub Integrated Care Board (ICB) Location is NHS South West London ICB - 36L and the police force is Metropolitan Police

Nearby schools.

Waldegrave School,

Fifth Cross Road, Twickenham, TW2 5LH, Secondary, 197m

Trafalgar Junior School.,

Elmsleigh Road, Twickenham, TW2 5EG, Primary, 225m

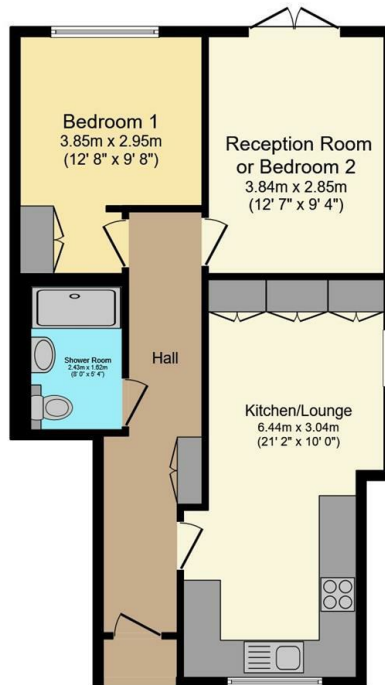
Trafalgar Infant School,

Gothic Road, Twickenham, TW2 5EH, Primary, 421m

Council tax band D

| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) A                                 |  |                         |           |
| (81-91) B                                   |  |                         |           |
| (69-80) C                                   |  |                         |           |
| (55-68) D                                   |  |                         |           |
| (39-54) E                                   |  |                         |           |
| (21-38) F                                   |  |                         |           |
| (1-20) G                                    |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
| England & Wales                             |  | EU Directive 2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |  |                         |           |
| (82 plus) A   |  |                         |           |
| (61-81) B   |  |                         |           |
| (49-60) C   |  |                         |           |
| (35-48) D   |  |                         |           |
| (23-34) E   |  |                         |           |
| (11-28) F   |  |                         |           |
| (1-20) G  |  |                         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |  |                         |           |
| England & Wales   |  | EU Directive 2002/91/EC |           |



Total : 54.3 sq.m. (585 sq.ft.) approx  
Sizes and dimensions are approximate, actual may vary.

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It is our aim to provide particulars that are both accurate and reliable but they are not guaranteed and would not form part of any offer or contract. Please contact us if you require clarification and we would be happy to assist. Please also note that the appliances and heating system have not been tested and therefore, no warranties can be given as to their condition.