

North Lane Teddington



£700,000 Freehold

- Modern townhouse
- Through reception room
- Two bath / shower rooms and W.C's
- Off-street parking
- Moments to amenities
- Four double bedrooms
- Modern fitted kitchen
- Southwest facing private rear garden
- Sought-after local schools close by
- Station and green spaces nearby

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North Lane, Teddington, Middlesex TW11 0HL

A wonderful modern townhouse with four double bedrooms, two bath / shower rooms, off-street parking, and a lovely southwest facing private rear garden. The property is located moments from the amenities of Teddington town centre and has sought-after local schools close by. Teddington railway station, the main gates of Royal Bushy Park, and local bus services are all nearby.

An entrance hallway has a built-in understairs storage cupboard housing the hot water tank, and doors lead to all rooms. The kitchen is front aspect and has a stunning range of modern fitted units with space for a cooker and a fitted extractor fan. There is space and plumbing for washing machine and dishwasher, space for fridge freezer, and front aspect double-glazed window. The through reception room is garden facing and light floods in through a large, double-glazed window and double-glazed French style doors to the garden. There is ample space for separate sitting and dining reception areas and a built-in storage cupboard houses the gas central heating boiler.

Stairs lead to the first floor landing with doors to all rooms. There are two good sized first floor double bedrooms, the rear aspect of which is currently being used as a sitting reception room. The fully tiled family bathroom and W.C has a modern fitted suite with a corner bath with an overhead shower attachment and a shower screen. There is a vanity sink unit and a heated towel rail.

Stairs lead to the second floor landing and two further double bedrooms. There is a mezzanine level with a modern fitted shower room and W.C with a shower cubicle, vanity sink unit, and a heated towel rail. Additional features include double-glazing and gas central heating.

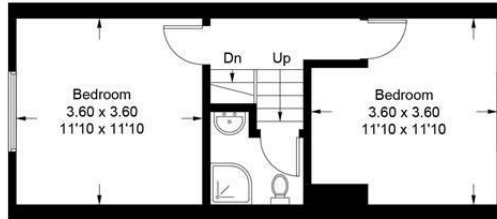


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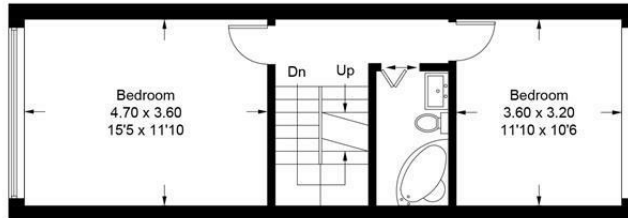


North Lane

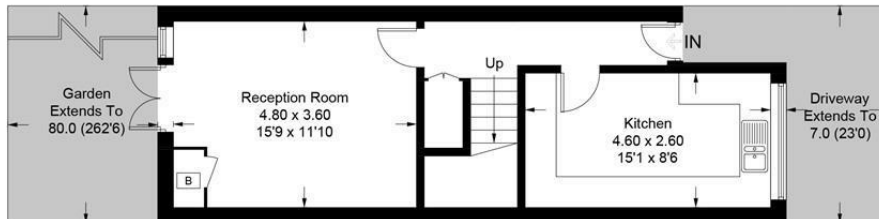
Approximate Gross Internal Area = 115.0 sq m / 1237 sq ft



Second Floor
360 sq ft / 33.5 sq m

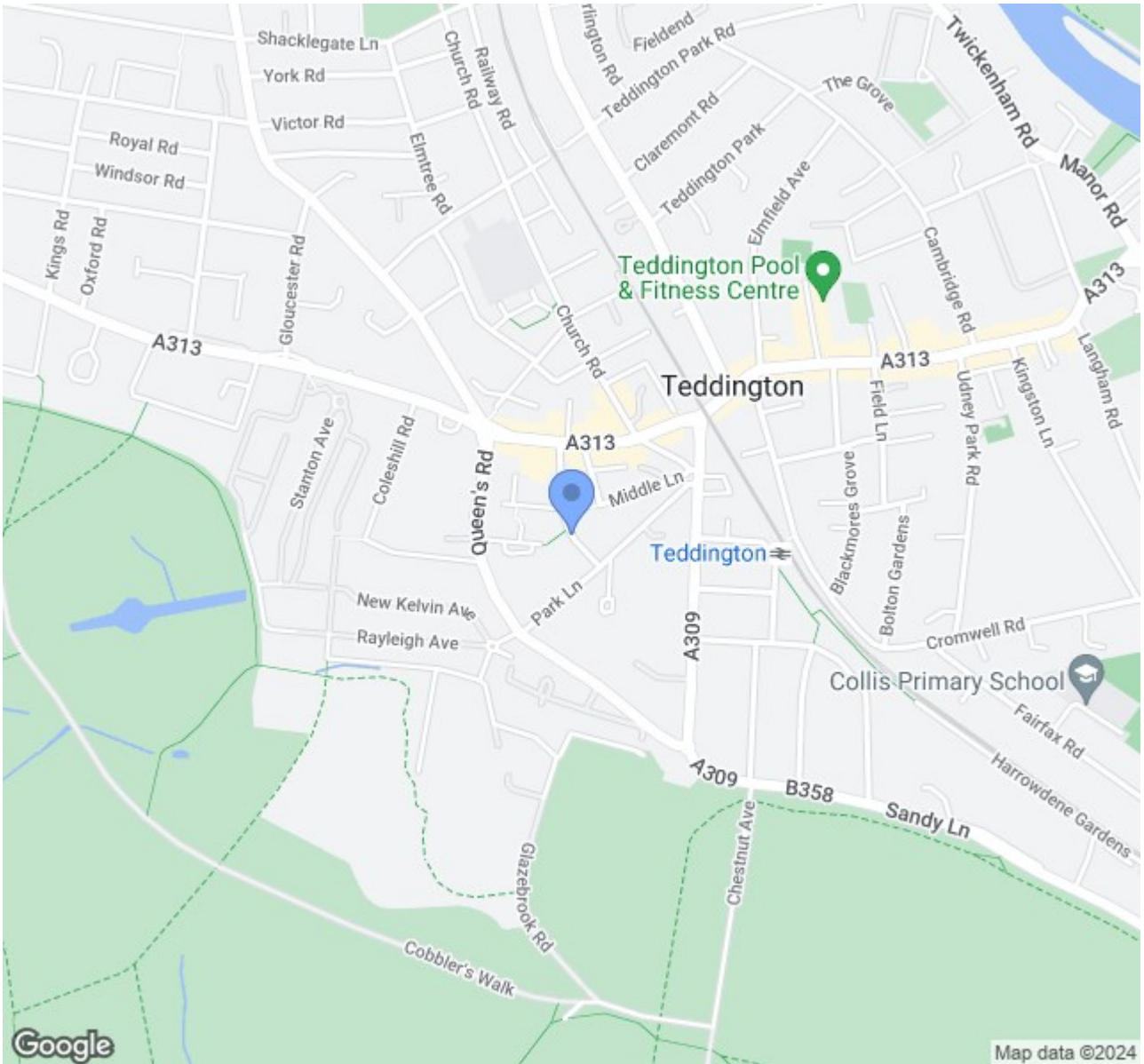


First Floor
448 sq ft / 41.6 sq m



Ground Floor
429 sq ft / 39.9 sq m

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID949545)



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	75	86

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details, including services, are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them