

Hampton Road Hampton Hill



£1,495 Per Month

- Victorian conversion apartment
- Private patio
- Short walk to Bushy Park
- Wealth of character
- Rear access gate for bikes
- One double bedroom
- Excellent location
- Close to public transport
- Offered unfurnished
- Available mid-June

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A well-presented lower ground floor Victorian conversion apartment with one double bedroom and direct access to a private courtyard garden. The gates to Royal Bushy Park and the amenities, shops, cafes, bars, and restaurants of Hampton Hill High Street, are all close by. Fulwell and Teddington railway stations and buses to Teddington, Kingston, Twickenham, and Richmond, are all nearby.

A private entrance leads to an entrance hallway with doors to all rooms. There is a bright and spacious reception room with painted wooden floors. A wonderfully spacious kitchen dining room has a terracotta tiled floor and access to the private courtyard. The kitchen provides ample country style cabinets, beech block worktops, ceramic butler sink, range master five ring gas hob, double oven, and overhead extractor. There is a free-standing fridge freezer. The double bedroom has wall-to-wall fitted wardrobes and a view of the courtyard. There is a modern, fully tiled, and well-appointed shower room and W.C with vanity unit, shower cubicle, and heated towel rail. Additional features include a wealth of character throughout, double glazing, and gas central heating.

There is direct access to the private courtyard and beautifully maintained south facing walled garden which is shared with the first floor and can be directly accessed from Laurel Road. The property is offered unfurnished, available mid-June and the council tax is Band C with Richmond borough.





Hampton Road

Approximate Gross Internal Area = 54.6 sq m / 588 sq ft

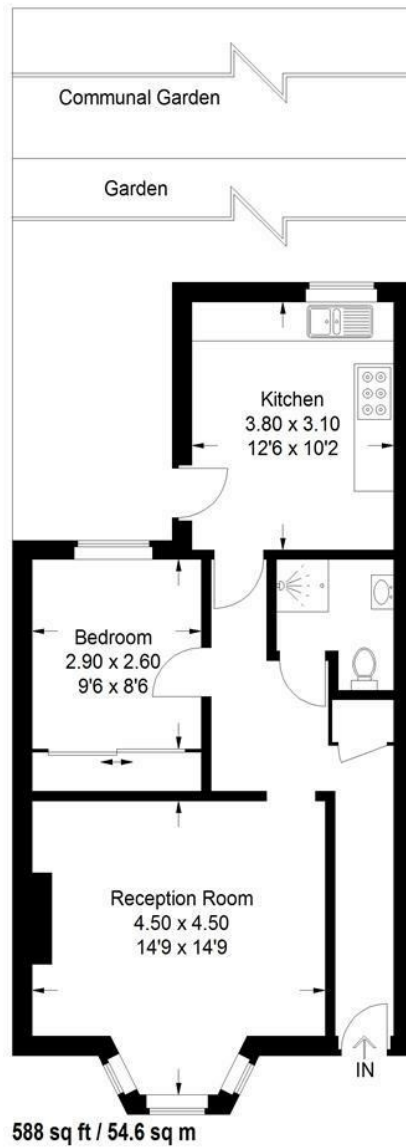
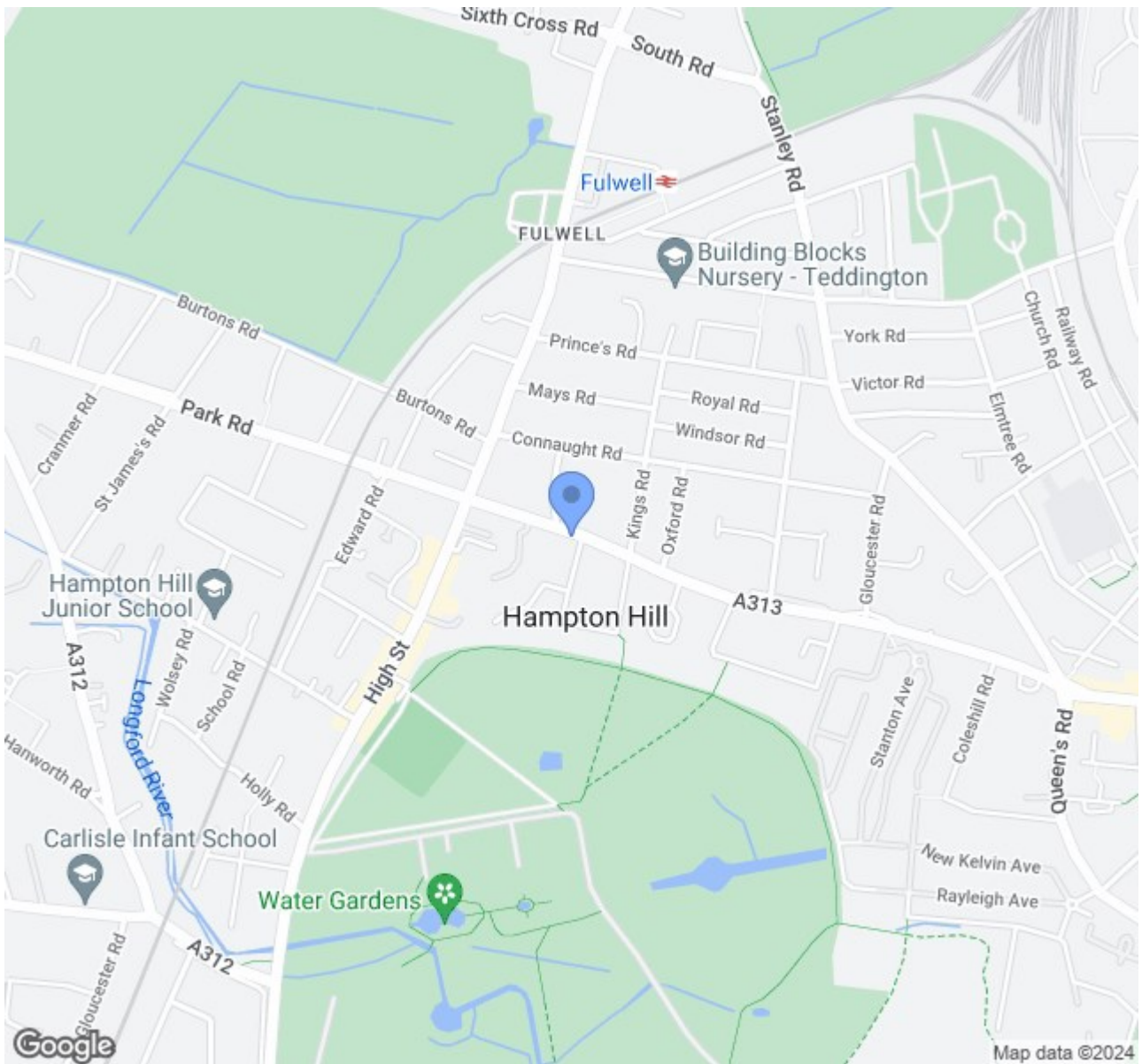


Illustration for identification purposes only, measurements are approximate, not to scale. (ID882947)



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	73	79

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