



370-374 Kingston Road

Epsom, KT19 0DP

Asking price £159,950


The local agent
thelocalagent.co.uk



Flat 25 Calverley Court 370-374 Kingston Road, Epsom, KT19 0DP

Asking price £159,950

ONE BEDROOM RETIREMENT APARTMENT for the Over 60s located in the SOUGHT AFTER CALVERLEY COURT DEVELOPMENT close to LOCAL SHOPS and BUS ROUTES. Benefits are RESIDENTS LOUNGE, On Site Manager, laundry room, COMMUNAL GARDENS AND PARKING NO CHAIN.

Property Features

Age Restricted Apartment
Residents Parking
Communal Gardens
Resident Lounge and Laundry Room
Lift Access
On Site Manager
No Chain
Double Glazed

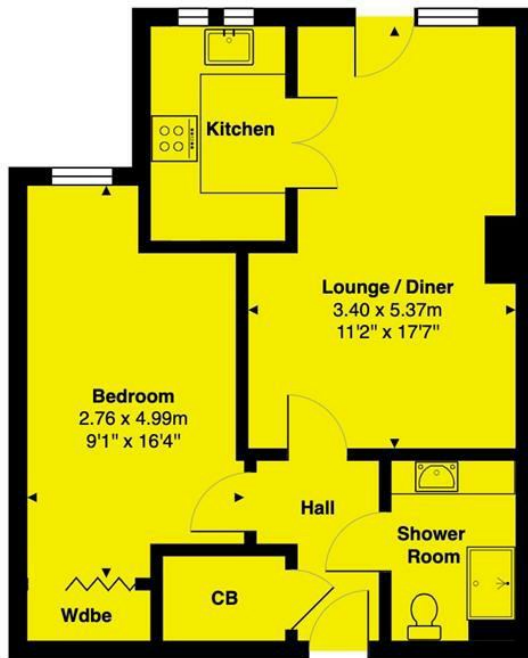
Council Tax Band: D
Tenure: Leasehold
EPC Rating: B
Total approximate floor area: 488.00 sq ft

Location

Located on Kingston Road opposite the junction to Ruxley Lane with local shops, Aldi supermarket, Co op and a local post office. Bus routes to Surbiton, Kingston and Epsom and the green space of the Hogsmill are all on the doorstep. Train links into London Waterloo are approximately 1 mile away with choice of Tolworth or Stoneleigh both in zone 5.



Calverley Court, Kingston Road, Epsom



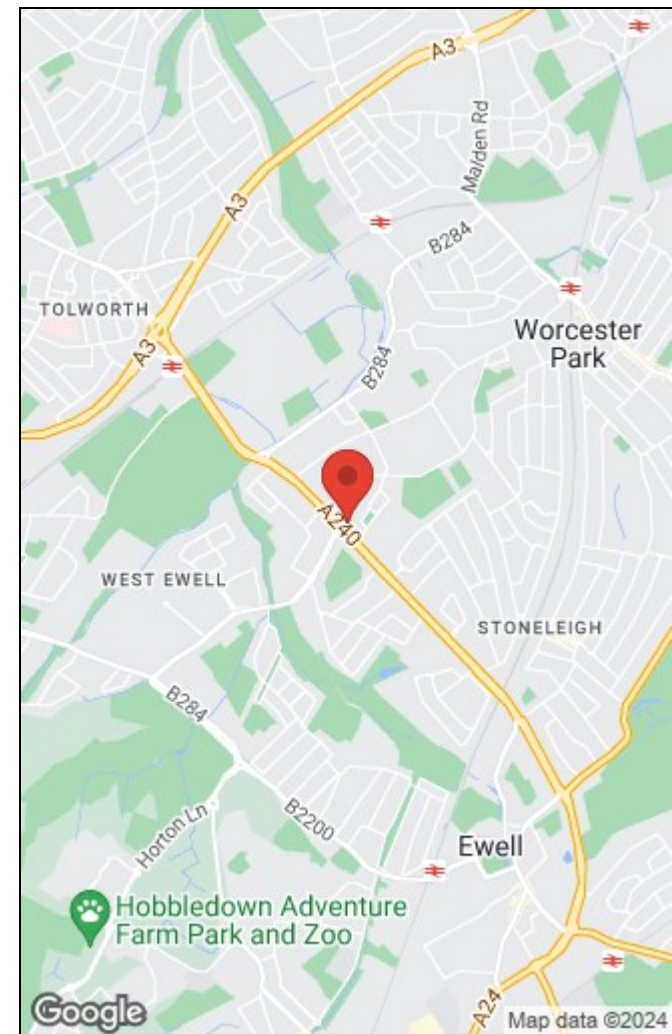
Total Area: 45.3 m² ... 488 ft²

Disclaimer: This plan is for layout guidance only and NOT TO SCALE
 Windows and door openings are approximate
 Whilst care is taken in the preparation of this plan,
 please check all dimensions and shapes before making any decisions reliant on them.

Viewing Information

Please contact our The Local Agent Office on 020 8004 5252

If you wish to arrange a viewing appointment for this property or require further information.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	84	86	England & Wales	EU Directive 2002/91/EC

3 Ruxley Lane, Epsom, Surrey, KT19 0JB
 telephone 020 8004 5252 | email sales@thelocalagent.co.uk