



RAWLINSON & WEBBER

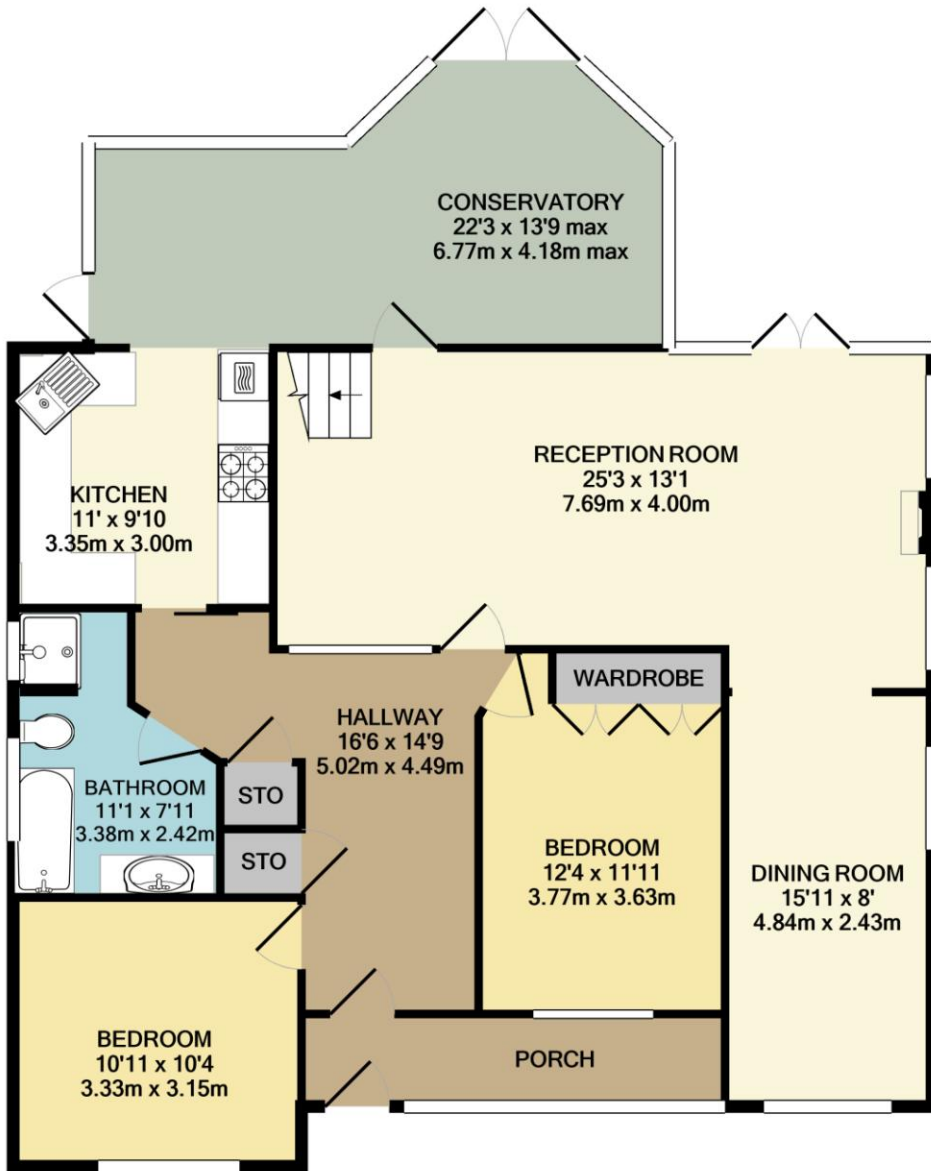
£1,250,000 FREEHOLD

RAWLINSON & WEBBER

12 CLINTON AVENUE, EAST MOLESEY, SURREY, KT8 0HS

AN UN-MODERNISED DETACHED 4-BEDROOM CHALET BUNGALOW



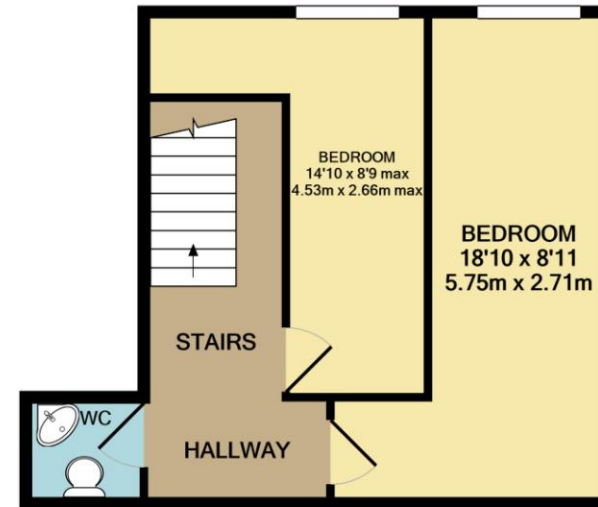


GROUND FLOOR
APPROX. FLOOR
AREA 1253 SQ.FT.
(116.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1609 SQ.FT. (149.5 SQ.M.)

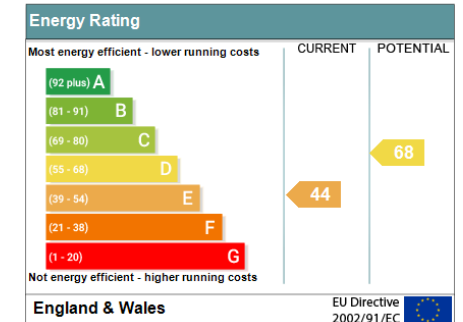
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

Made with Metropix ©2021



1ST FLOOR
APPROX. FLOOR
AREA 356 SQ.FT.
(33.1 SQ.M.)

Address: 12 Clinton Avenue, EAST MOLESEY, KT8 0HS
RRN: 0392-3910-0200-3559-0204





Rawlins & Webber are pleased to offer for sale this UN-MODERNISED 1930's DOUBLE-FRONTED, 4-bedroom, DETACHED chalet bungalow. The property boasts a LARGE SOUTH FACING REAR GARDEN, OFF-STREET PARKING and also has HUGE POTENTIAL TO EXTEND/DEVELOP (subject to planning permission) – a FANTASTIC OPPORTUNITY to create a beautiful substantial family home. The property is nestled in a QUIET, GRASS-VERGED, CUL-DE-SAC premier location in the heart of East Molesey village. Sold with NO ONWARD CHAIN, YOUR EARLY VIEWING IS HIGHLY recommended.

Situated in a much sought-after residential road in East Molesey village, within easy access of local shops and schools. Bridge Road with its numerous cafés, restaurants, boutiques and antique shops is only a short distance away, as is Hampton Court Station (TFL ZONE 6, connecting to London Waterloo) and bus terminal (ideal for the daily city commuter). Kingston-Upon-Thames with its renowned and diverse shopping facilities is close by. Molesey is also serviced by a library and has health/fitness, rowing and cricket clubs amongst others.

