



Kings Avenue, KT3 4DT

Price Guide £750,000



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This spacious three bedroom family home is sold chain free and is situated in one of New Malden most sought after areas. Despite needing obvious cosmetic improvement this Edwardian home benefits from replacement windows, gas central heating, driveway parking and retains several original features. This would be the perfect purchase for a buyer looking to put their own stamp on a much cherished home. With the genuine potential to extend (subject to planning) and create an outstanding residence in the heart of New Malden.



- Chain-free
- 3 good sized bedrooms
- Extension potential, subject to council consents
- Two reception rooms
- Shower room
- Period features
- Double glazing and central heating
- Excellent schools, high street and station close by



Located a short walk of New Malden High Street on a popular tree-lined residential road, close to Burlington Primary School and the many amenities and transport links that New Malden has to offer. Nearby secondary schools include Coombe Girls, Coombe Boys, and various highly sought-after grammar, private and faith schools. The property is also within the proximity of an abundance of open spaces, with Beverley Park on the "doorstep" and is a cycle ride from Richmond Park and Wimbledon Common.

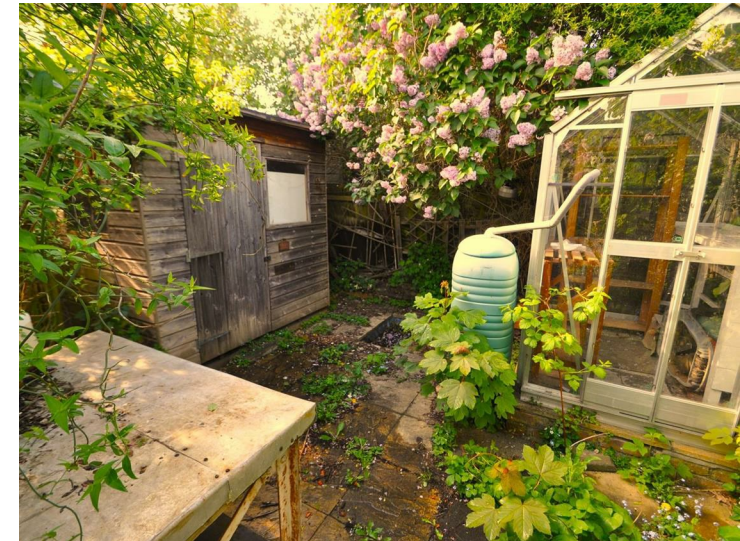
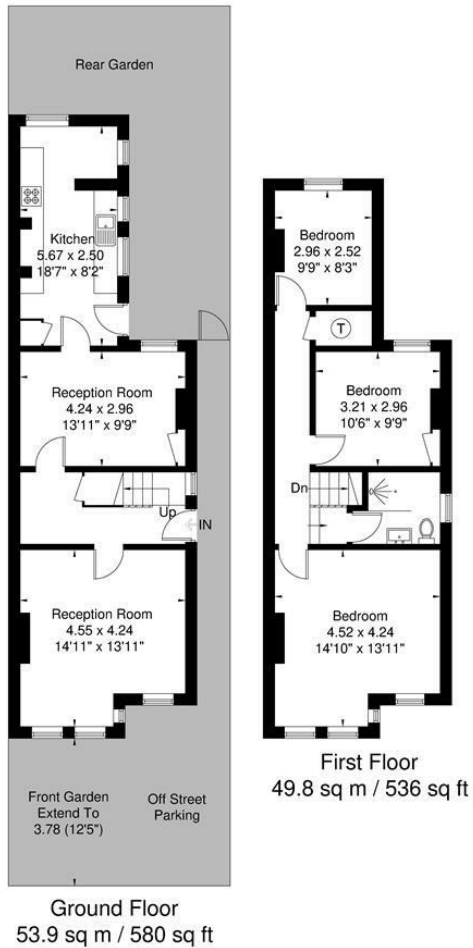
EPC Rating: E

Council Tax Band: E (The Royal Borough of Kingston upon Thames)



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Kings Avenue KT3
Approximate Gross Internal Area = 103.7 sq m / 1116 sq ft



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Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only and have been prepared in accordance with the current edition of RICS code of Measuring Practice.

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