



# Charlwood House

6 Strand Drive, TW9

Asking Price £1,325,000

Offering excellent lateral living accommodation and stunning views across the river a beautiful three bedroom, three bathroom apartment in this sought after development on the banks of the river Thames.

**CHESTERTONS**





# Charlwood House

6 Strand Drive, TW9

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Advantageously positioned lateral living apartment offering approximately 1810 sq ft. Well presented throughout comprising spacious reception room, contemporary fully fitted kitchen & 2nd reception/sun room feeding 2 separate terraces with spectacular uninterrupted views of the river Thames. There are 3 bedrooms, 3 bathrooms (2 en suite) all finished to a high specification. Additional benefits include 2 allocated parking spaces, concierge, gym facilities & air conditioning. The property is offered to the market with no onward chain. Charlwood House is within close proximity of Kew Botanical Gardens, Iconic Kew village & trendy Richmond. The City & Heathrow Airport are within commutable distance. The nearest station is Kew Gardens station which is 0.4 miles from the apartment offering the commuter the underground & over ground.

**Tenure:** Leasehold

**Service Charge:** £9023 includes ground tax, building insurance, concierge etc.

**Ground Rent:** £0

**Local Authority:** London Borough of Richmond upon Thames

**Council Tax Band:** G

Score	Energy rating	Current	Potential
92+	A		
81-91	B	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

### *Chestertons Kew Sales*

1 Royal Parade

Kew

Richmond

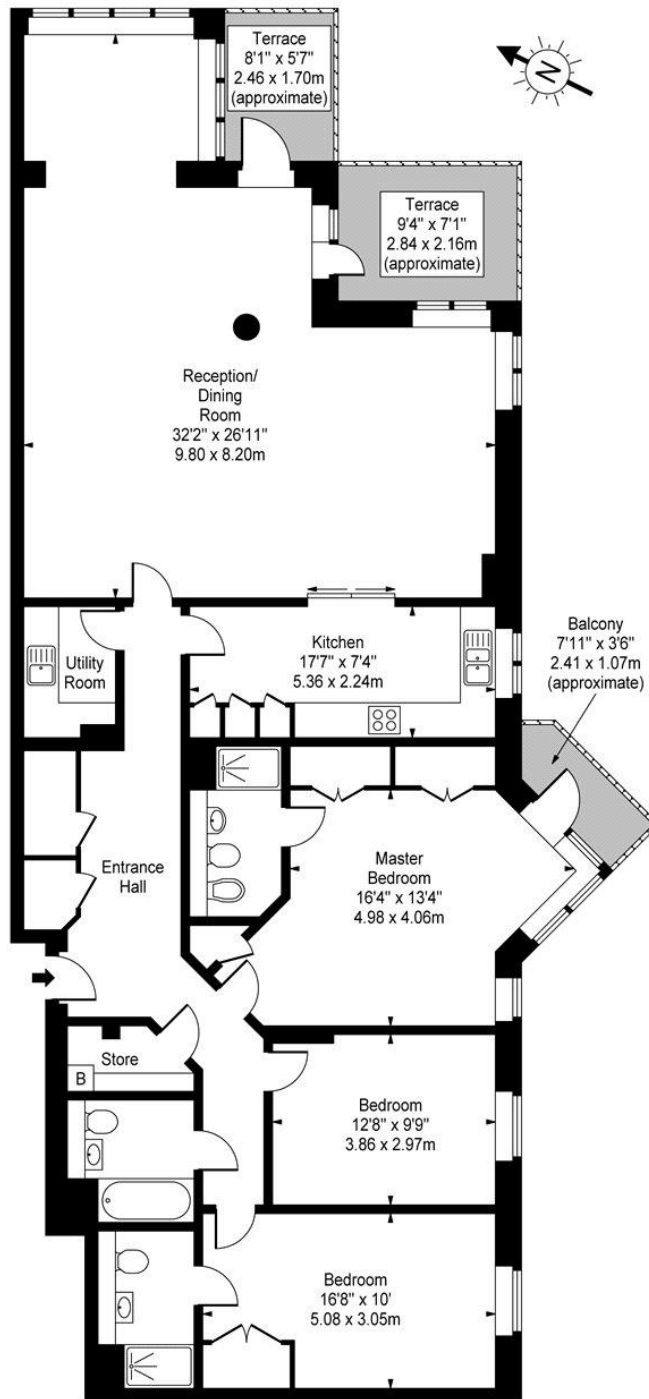
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**Charlwood House,  
Strand Drive, TW9**



Second Floor

**Approx Gross Internal Area 1810 Sq Ft - 168.15 Sq M**

For Illustration Purposes Only - Not To Scale  
www.goldlens.co.uk  
Ref. No. 005389J

