

SNELLERS

ESTATE AGENTS



Langham Road, TW11

£1,895,000

A gorgeous five bedroom semi-detached Edwardian family house situated in an enviable location in one of Teddington's best residential streets. The house offers 2,300 sq ft of living space set over three floors including a summer house at the bottom of the lovely rear garden. There is also off-street parking.



At the front of the ground floor there is an elegant reception room with a stained glass bay window and a lovely fireplace. A second reception room could make a perfect TV room/snug and as this room has an en-suite shower room it would be ideal for occasional guests too. At the rear of the house is a fabulous and exceptionally light extended kitchen/dining/family room. There are extensive fitted units, an AGA range and an island for informal dining. Full width sliding doors offer uninterrupted views of the garden. The ground floor also has a cloakroom/WC.

On the first floor there are four bedrooms, a family bathroom and the primary bedroom has an en-suite shower room. On the top floor there is a fifth bedroom.

Externally, there is off-street parking to the front of the house and at the rear there is a magnificent south west facing garden which is lawned with extensive mature flower/shrub beds.

Langham Road is just off Teddington High Street and under half a mile from Teddington mainline station with its fast transport links into London Waterloo. There are excellent schools nearby including Collis Primary School.

- Five Bedrooms • Three Bathrooms • Two Receptions •
- Kitchen/Family Room • South West facing Garden • Parking •



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Total area (approx.): 190.3 sq. m (2,048.4 sq. ft)
Garden Office: 19.5 sq. m (209.9 sq. ft)
(Excluding Eaves)

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Energy Rating: D We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order