



**Christchurch Avenue, TW11**

**£1,225,000**

**Dexters**



## Christchurch Avenue, TW11

Located in central Teddington, this stunning four bedroom house has been architecturally designed to an exceptionally high standard. Light and airy throughout, this perfect family home is in a quiet but central cul-de-sac.

Beginning with the ground floor there is a spacious reception room with a feature fireplace and surrounding storage. To the rear of the property there is a large kitchen/breakfast dining room with underfloor heating throughout.

The extension to the ground floor has created a 20ft kitchen/breakfast dining room with bi folding doors opening out onto the garden. The sleek and modern kitchen has integrated appliances and a breakfast bar looking onto the dining area. In addition to complete the ground floor there is a cloakroom.

To the first floor there is a master bedroom with an en suite shower room, study area, a further double bedroom and family bathroom. On the top floor there are two further bedrooms one with an en suite shower room. There are floor to ceiling filled wardrobes in two of the bedrooms and a huge amount of eaves storage on the top floor.

Christchurch Avenue is located close to Teddington High Street, local shops, bars and restaurants within 300 metres of Teddington mainline station. It is also an excellent spot for schools.

### Features

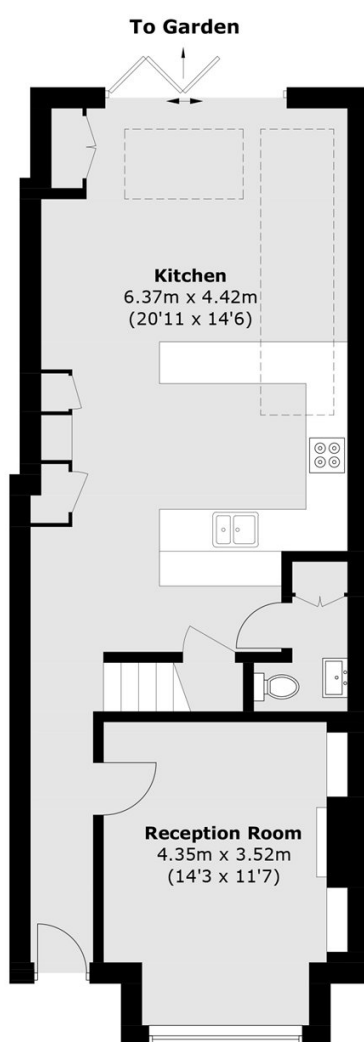
- Central Location
- Four Bedrooms
- Three Bath/Shower Rooms
- Kitchen/Breakfast/Family Room
- Secluded Garden



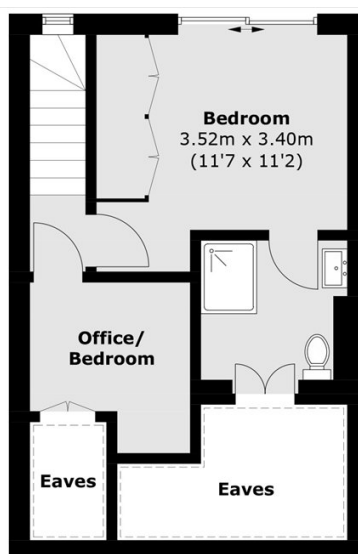




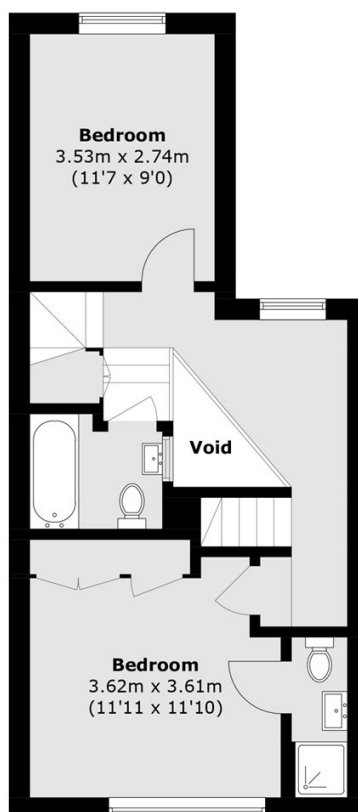
# Christchurch Avenue, Teddington, TW11



**Ground Floor**



**Second Floor**



**First Floor**

Total area (approx.): 122.7 sq. m (1,320.7 sq. ft)  
(Excluding Void / Eaves)