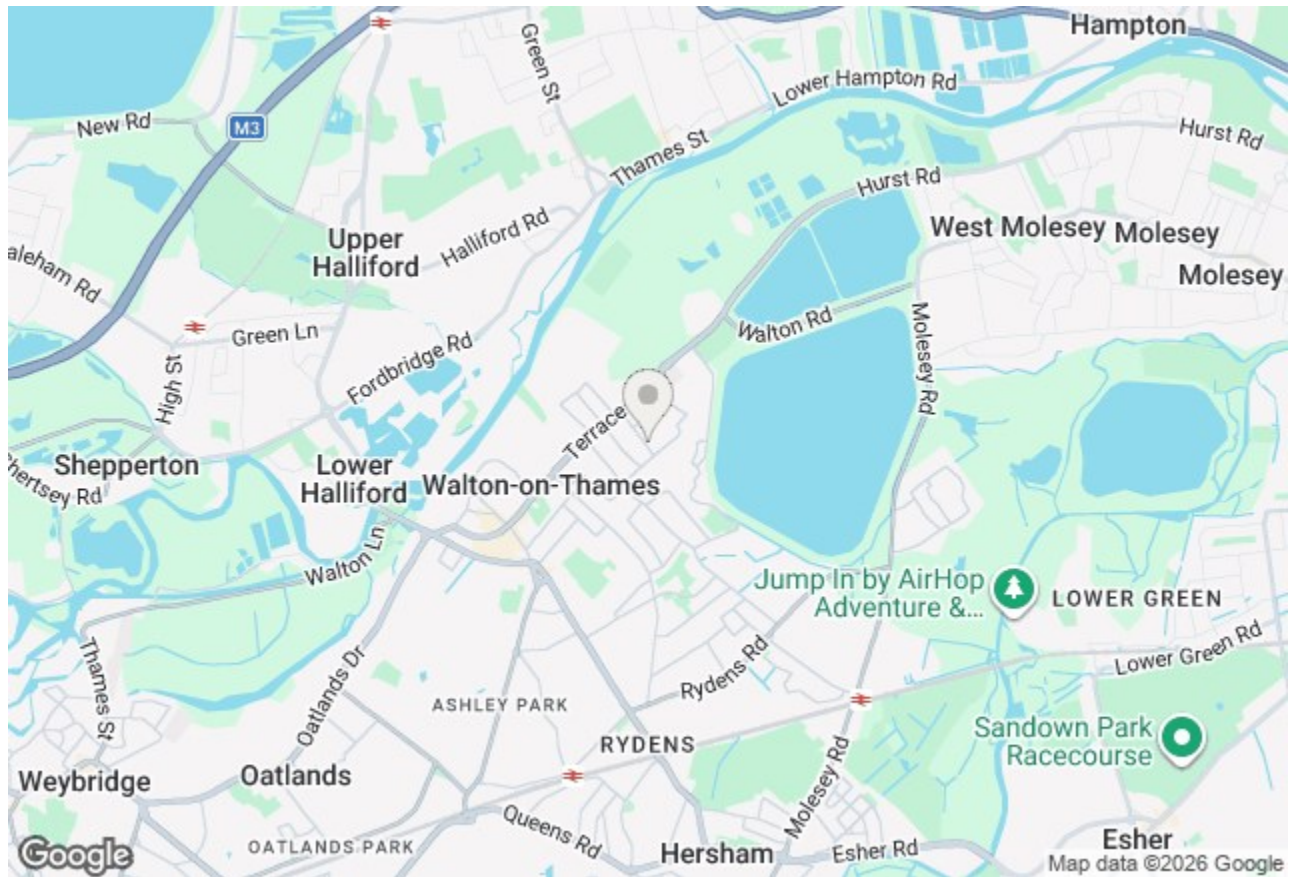


59, Garden Road, Walton-On-Thames, KT12 2HG

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		80
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		5
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	



Offers In Excess Of £635,000 Freehold

Located on the highly regarded Garden Road, this fully renovated semi-detached home is presented in brand-new condition throughout. Every detail has been updated — from the windows and flooring to the kitchen, bathroom, and décor — making this a genuine turnkey home where everything has been finished to a high standard.

The property offers three generous bedrooms, two bright reception rooms, and a stunning new kitchen fitted with modern appliances and sleek finishes. The bathroom is also brand new, completing the fresh, contemporary feel that runs through the entire house.

Outside, the large rear garden provides an excellent space for families or entertaining, while the private driveway offers parking for up to three cars.

Ideally positioned close to Walton town centre and the River Thames, the home is within easy reach of local shops, schools, and riverside walks.

In short, this is a fully refurbished, move-in ready family home in a fantastic location — perfect for buyers seeking modern living in a well-connected part of Walton-On-Thames.

INDEPENDENT ESTATE AGENTS

www.htbproperty.com

SALES • LETTINGS • MANAGEMENT

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Walton on Thames
Surrey KT12 1DH
01932 222266

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lettings@htbproperty.com



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Garden Road, Walton-On-Thames, KT12 2HG



Approximate total area⁽¹⁾
932 ft²
86.7 m²

Reduced headroom
14 ft²
1.3 m²

(1) Excluding balconies and terraces

Reduced headroom
Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



- LOCATED ON THE HIGHLY REGARDED GARDEN ROAD
- THREE GENEROUS BEDROOMS AND TWO BRIGHT RECEPTION ROOMS
- BRAND-NEW BATHROOM WITH CONTEMPORARY STYLE
- PRIVATE DRIVEWAY PROVIDING PARKING FOR UP TO THREE CARS
- NO CHAIN
- FULLY RENOVATED AND PRESENTED IN BRAND-NEW CONDITION THROUGHOUT
- STUNNING NEW KITCHEN WITH MODERN APPLIANCES AND SLEEK FINISHES
- LARGE REAR GARDEN IDEAL FOR FAMILIES AND ENTERTAINING
- CLOSE TO WALTON TOWN CENTRE, SCHOOLS, AND RIVERSIDE WALKS

