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South Bank, Surbiton, KT6 6DB

An excellent, spacious one-bedroom first floor purpose-built apartment with a lift, parking space and lock up store. Located within minutes' walk of Surbiton mainline station and high street. The many benefits include a large, light lounge dining room with a floor-to-ceiling picture window. There is a separate sleek modern kitchen with appliances. The good size double bedroom includes fitted wardrobes. The modern white bathroom suite includes a shower over the bath, which also provides the benefit of under floor heating. Electric heating and modern double glazing. Well maintained communal areas. Council tax band C. Sold with a Share of the Freehold and a lease in excess of 900 years. We are informed the service charge is £1718 pa. No onward chain.

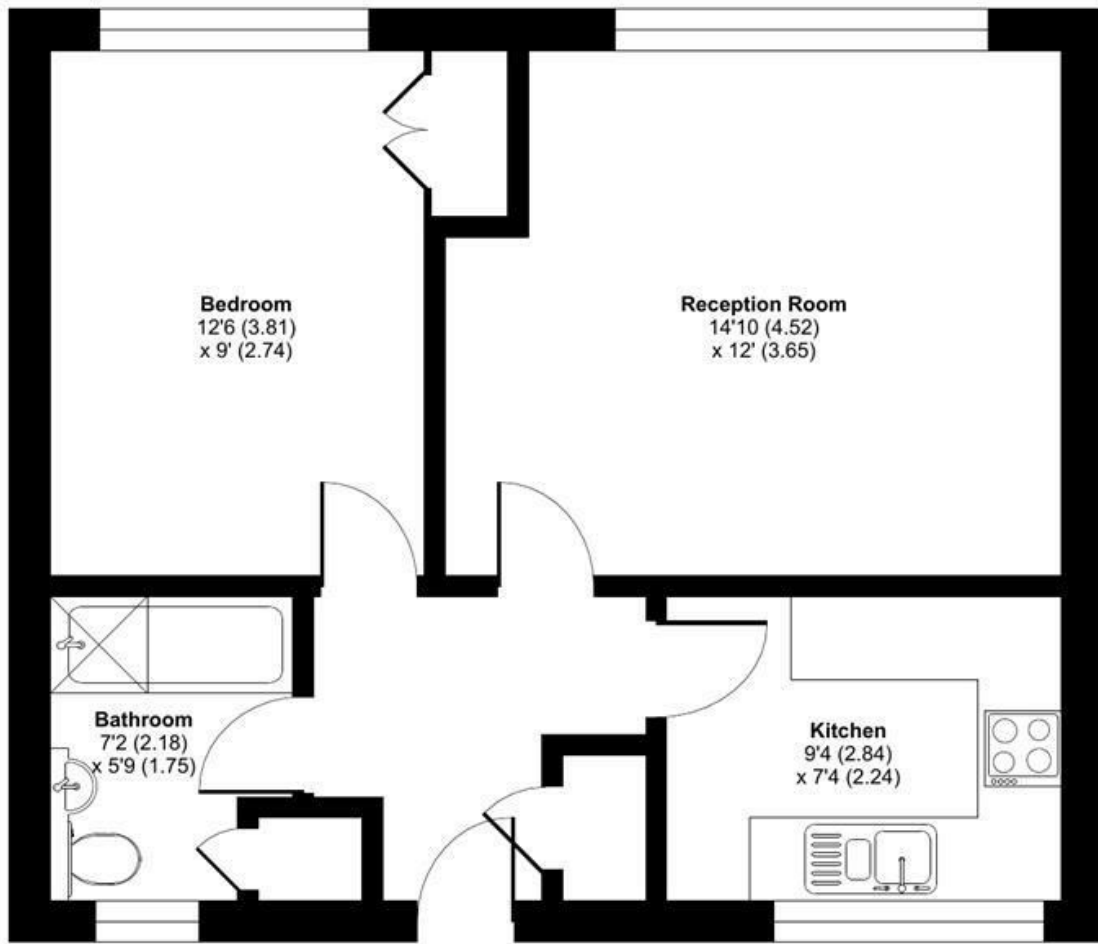
Guide Price £320,000 Leasehold - Share of Freehold

EPC Rating: C

Woodlands, South Bank, Surbiton, KT6

Approximate Area = 498 sq ft / 46.3 sq m

For identification only - Not to scale



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Matthew James. REF: 1423851

We aim to make our property details a reliable guide. However they are not guaranteed and do not form part of a contract. Information in relation to lease length, service charge and ground rent has been provided by the vendor, they are likely to be subject to reviews and increases in the future and will need to be verified by your legal representative. Please note that appliances and heating systems have not been tested and therefore no warranty can be given as to their good working order. Carpets, curtains, gas fires, electrical goods/fittings and other fixtures, unless expressly mentioned, are not included in the sale of this property. If there are any important matters which are likely to affect your decision to buy, please contact our office.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		75	79
EU Directive 2002/91/EC			

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