



OFFERS OVER

**£525,000**

**Gordon Avenue**

Twickenham, TW1 1NQ

**Shaw  
& Co**



## PROPERTY SUMMARY

A Unique and Exceptionally Spacious Two-Bedroom Ground Floor Garden Flat with Riverside Setting!

This beautifully presented two-bedroom flat is among the largest of its kind in the area, offering over 1,000 sq ft of well-designed living space. Occupying a bold corner plot, it also features an exceptional private garden—believed to be the biggest locally—which backs directly onto the tranquil River Crane.

Cleverly extended and thoughtfully arranged, the home opens with an entrance hall leading to a bright and expansive reception room, framed by large bay windows that bathe the space in natural light. A second, cosier reception room provides a perfect spot to unwind, while the ground floor also includes a fully fitted kitchen, a spacious double bedroom, a utility room, a bathroom, and a separate WC.

The property also benefits from its own private driveway, offering convenient off-street parking—an increasingly rare feature in this location.

The rear garden is truly a standout feature—generous in scale, wonderfully secluded, and with a BBQ area and plenty of space for outdoor entertaining. Backing onto a tributary of the River Crane, it offers a peaceful, leafy backdrop and even potential to extend (subject to planning).

Gordon Avenue is a quiet, residential cul-de-sac just 0.4 miles from St Margarets Village, where you'll find charming cafés, boutique shops, and local amenities. The River Thames and its towpath walks into Richmond are also within easy reach, and St Margarets Station provides direct services to London Waterloo.

This is a rare opportunity to own a substantial flat in a prime location, offering space, character, and a truly special outdoor setting.

2



1



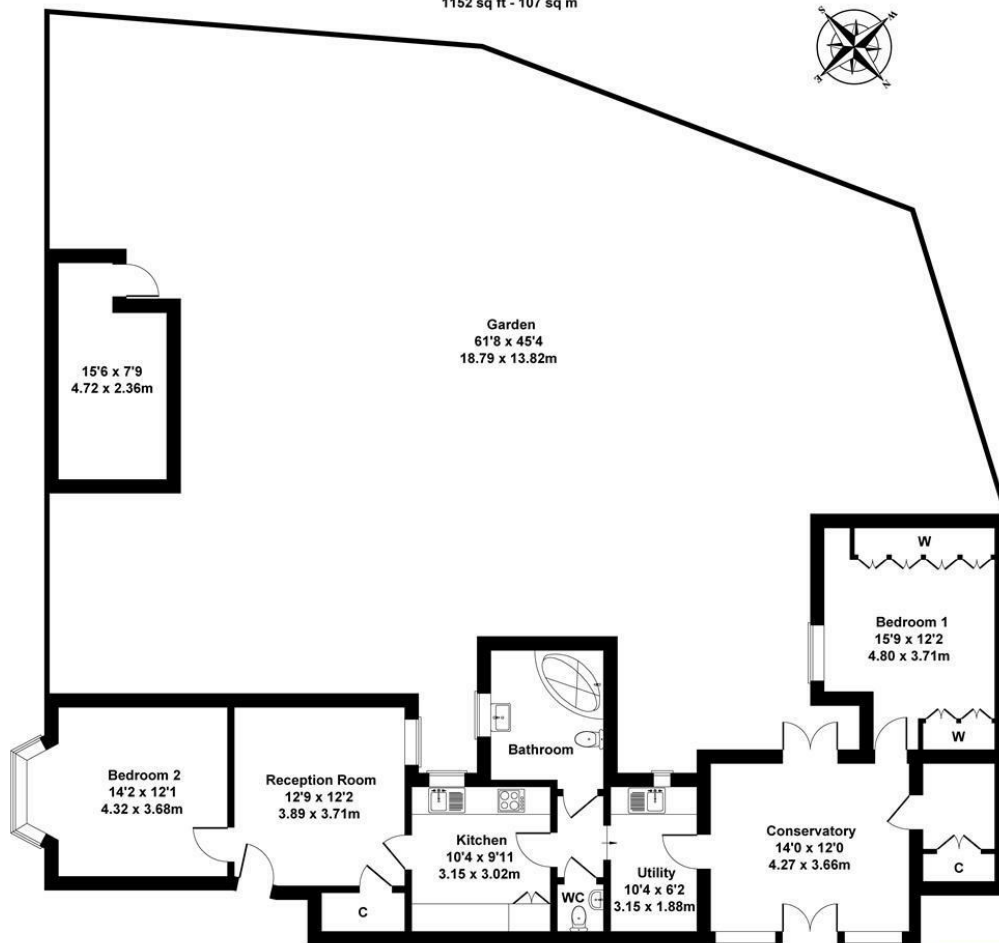
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# Gordon Avenue, St Margarets, TW1

Approximate Gross Internal Area  
1152 sq ft - 107 sq m



GROUND FLOOR

Not to Scale. Produced by The Plan Portal 2025  
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## LOCAL AUTHORITY

## TENURE

Leasehold

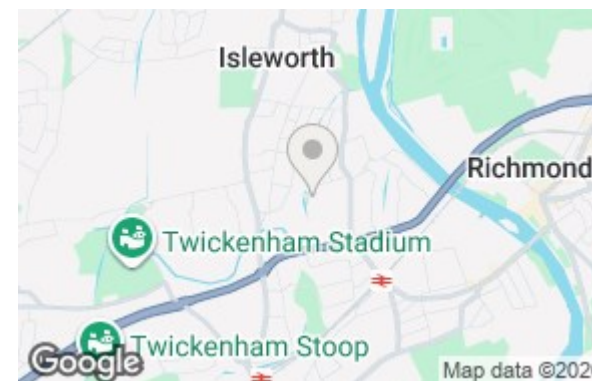
## COUNCIL TAX BAND

C

## VIEWINGS

By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		72	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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ESTATE  
AGENTS

## OFFICE ADDRESS

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## OFFICE DETAILS

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