

89, Kings Chase, East Molesey, KT8 9DQ

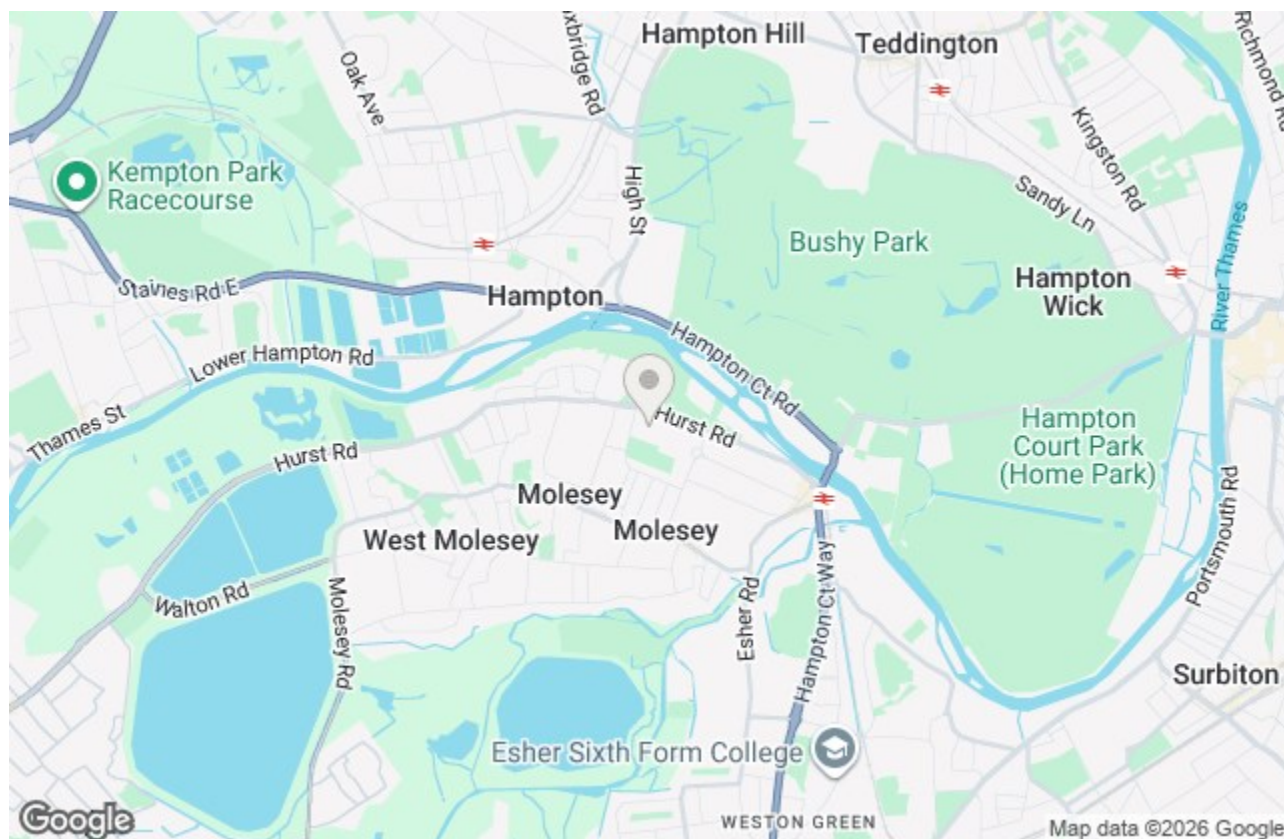
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B		
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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	

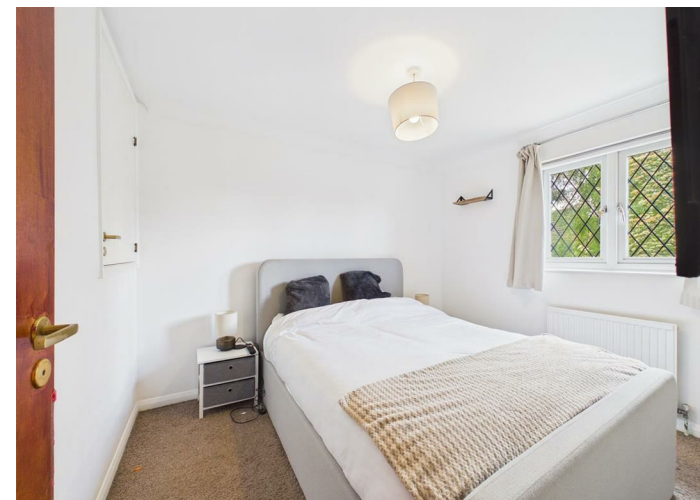


£435,000 Freehold

Harmes Turner Brown are pleased to offer this modern two bedroom terrace home which overlooks a green and is situated on the popular Kings Chase development in East Molesey, being within a short distance of the River Thames and approximately 3/4 of a mile from Hampton Court Palace, train station and Bridge Road, with its boutique style shops, bars and restaurants. The well presented accommodation briefly comprises:- entrance lobby leading to the bright and airy living room, with a separate modern refitted kitchen. Off the first floor landing there are two bedrooms, one double with fitted wardrobes and a single, and a refitted bathroom. Externally there is a private enclosed rear garden, an open plan front garden and one allocated parking space nearby. No chain. To arrange a viewing please contact our East Molesey office on 0208 001 8385. Council tax band D.



Kings Chase, East Molesey, KT8 9DQ



- SITUATED ON THE POPULAR KINGS CHASE DEVELOPMENT
- LOUNGE WITH LARGE BAY WINDOW
- FULLY ENCLOSED GARDEN
- CUL DE SAC LOCATION
- OFFERED WITH NO CHAIN
- TWO DOUBLE BEDROOMS
- SEPARATE FULLY FITTED KITCHEN
- PRIVATE PARKING SPACE
- GAS FIRED CENTRAL HEATING



This plan is a representation of the property and measurements, where given, are approximate. None of the fixtures and fittings have been tested by us. These details are thought to be materially correct but we cannot guarantee there are no error and emissions and they do not form part of any contract