



Matthew James

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Springfield Road, Kingston Upon Thames, KT1 2SB

A second floor well-presented one-bedroom purpose-built apartment set in a grand mansion building with parking. Located within walking distance of Kingston town centre and Surbiton mainline station and high street. The many benefits include an open-plan living room with a Juliet balcony and a modern fitted kitchen with appliances. There is a double bedroom with fitted wardrobes and a modern white shower room. Gas central heating and double glazing. Parking space. Council tax band C. Lease 101 years. We are informed the service charge is £2547.32 and the ground rent £200 pa. No onward chain.

Guide Price £239,950 Leasehold

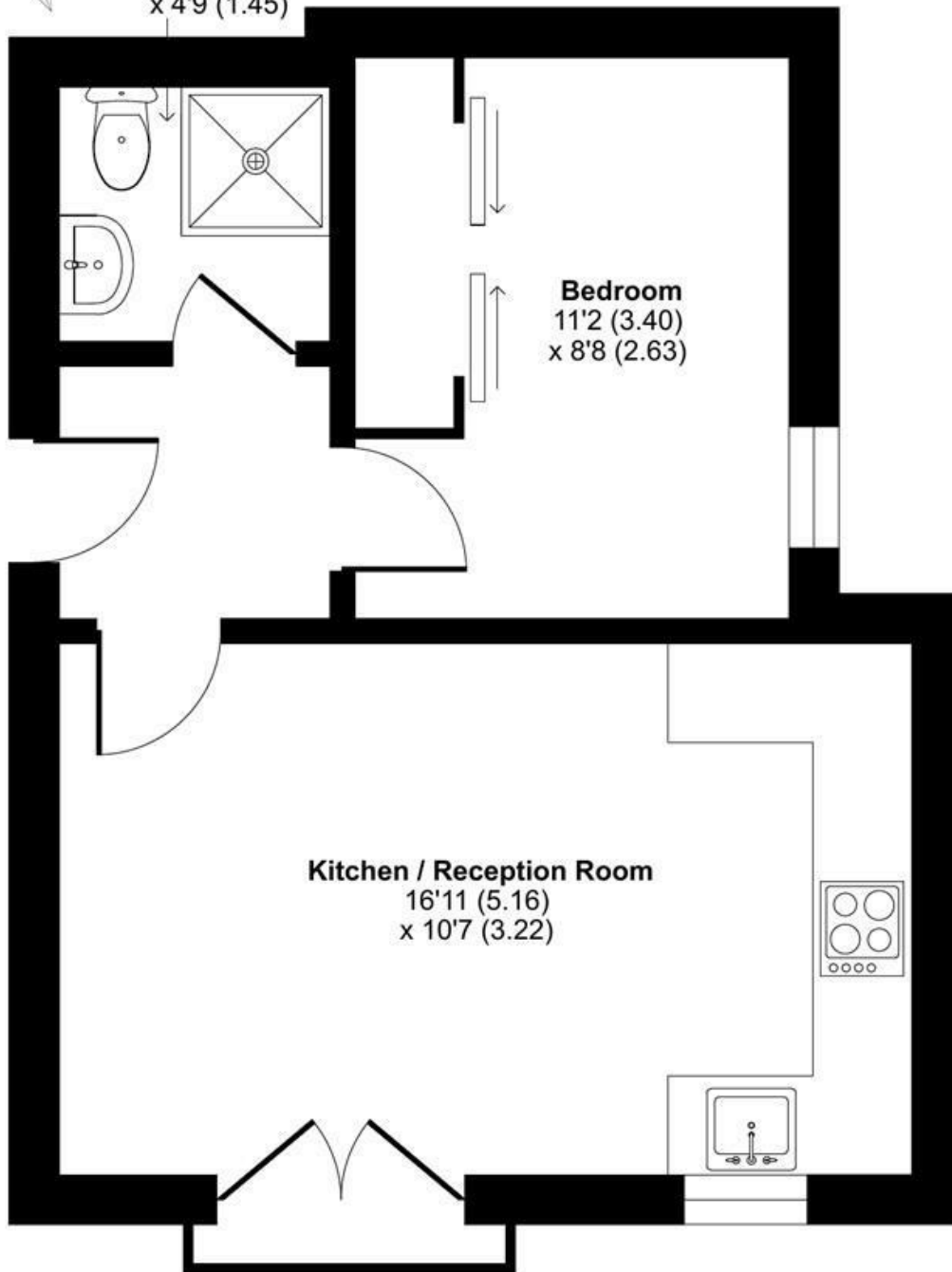
EPC Rating: C

Springfield Court, Springfield Road, Kingston Upon Thames, KT1



Shower Room
5'1 (1.54)
x 4'9 (1.45)

Approximate Area = 344 sq ft / 31.9 sq m
For identification only - Not to scale



SECOND 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: 1467596

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/fitings 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		
76	76	
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		