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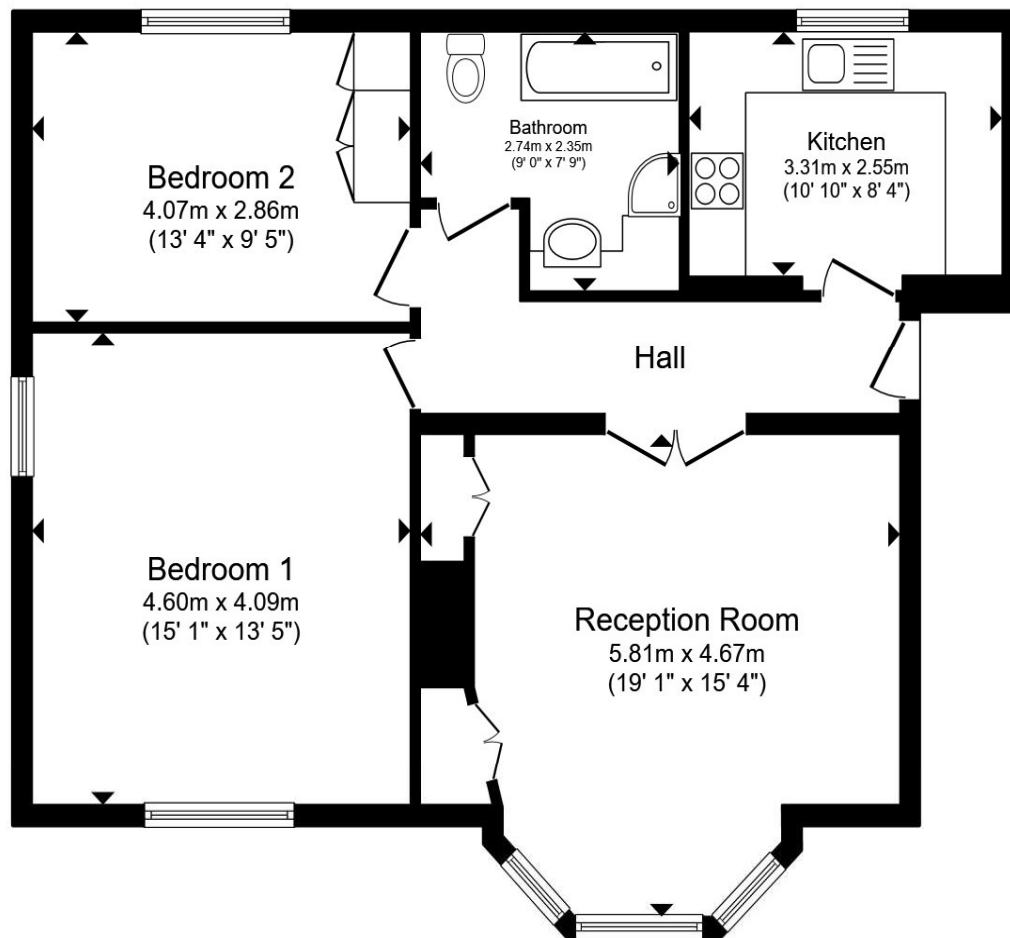
Orchard Court, Worcester Park, KT4 7LD

welcome to

Orchard Court, Worcester Park

Situated within a sought after gated development just 0.1 mile from Worcester Park Station, this spacious ground floor apartment measures an impressive 811 sq. ft. Benefits include No Onward Chain, Share of Freehold and allocated parking space.





Total floor area 75.3 m² (811 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Forming part of a beautiful mansion block and nestled within a sought after gated development, very few properties offer as much as Orchard Court.

Occupying the ground floor, the apartment boasts 811 sq. ft. of living space and further benefits from No onwads chain, share of freehold and allocated parking space.

Internally, the apartment is offered in good decorative order throughout and is accessed via a spacious central entrance hall which provides access to all rooms. Positioned to the front of the property is a substantial bay-fronted reception room, offering excellent space for both living and dining areas.

The accommodation comprises two well-proportioned double bedrooms, with the principal bedroom measuring over 15 ft. and the second bedroom benefiting from fitted storage. The separate kitchen is located off the hallway and is arranged with a practical layout, providing ample cupboard and worktop space.

A family bathroom is situated between the kitchen and second bedroom, while additional storage is incorporated within the hallway. The overall layout is well balanced, with generous room sizes and a clear separation between the living and sleeping accommodation, creating a spacious and comfortable feel throughout.

An additional feature includes a lockable storage cage allocated to the flat on site in an external building.

Location

Located within an impressive, gated mansion block off The Avenue, one of Worcester Park's most sought-after residential roads, this property enjoys a highly convenient position just moments from the town centre. Worcester Park Station, providing regular services to London Waterloo, is approximately 0.1 miles away. The area is also well served by several highly regarded schools, including Malden Parochial CofE Primary School, Cheam Common Junior Academy, Green Lane Primary & Nursery School, Cuddington Community Primary School, Linden Bridge School and Richard Challoner School.

welcome to

Orchard Court, Worcester Park

- Two Double Bedrooms
- Ground Floor Apartment
- Spacious 811 sq ft of living accommodation
- Share of Freehold
- No Onward Chain

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: 2160.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Feb 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£450,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/WCP108470



Property Ref:
WCP108470 - 0003

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