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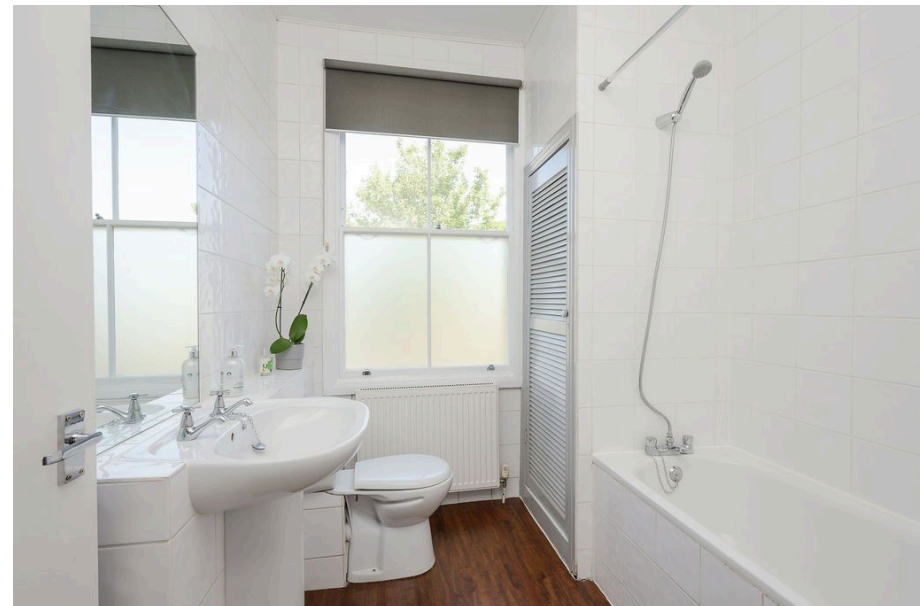
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Kingston Hill, Kingston, KT2

Offers Over £300,000

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Beautifully presented two double bedroom apartment (540 Sq.Ft) with private balcony, secure allocated parking space plus bicycle rack. 142 year lease and no onward chain, set within a well maintained gated residential development at the beginning of Kingston Hill, just a short walk from Richmond Park (kingston Gate) Norbiton station and Kingston Hospital. The property offers bright and spacious, well planned accommodation with modern interiors and neutral finish throughout - ideal for homeowner or investor alike in this sought after residential location. Features include an inviting open plan reception/kitchen, modern family bathroom, gas central heating (combi boiler serviced September 2024), double glazing, and quality floor coverings. The development itself boasts newly carpeted communal areas, store cupboard, secure entry, bicycle store, and space for motorcycles in a secure area to the rear of the car park.

Accommodation comprises entrance leading into the open plan reception/kitchen with ample space for relaxing, entertaining and dining and direct access onto the front aspect balcony. The kitchen area comprises a modern range of matching wall and base units with work surfaces incorporating inset sink unit, induction hob with overhead extractor and electric oven below, and further space for appliances. There are two well sized double bedrooms - with access to the balcony from the front aspect bedroom - plus a stylish family bathroom with white three piece suite.

The property is enviably located at the beginning of Kingston Hill close to the Kingston gate of Richmond Park and within just a short walk of the centre of Kingston with its array of shops, bars, cafes, restaurants and leisure facilities, including cinema complex. Both Norbiton and Kingston stations are close-by for excellent rail services into Central London and to the surrounding area.

Additionally, the area is well served by amenities including a David Lloyd Centre/Gym and leisure centre, as well as excellent local schools. Richmond Park, Bushy Park and Home Park are within easy reach for recreation, and the banks of the Thames offer a variety of lovely bars and restaurants along the riverfront.

Lease Term: Circa 142 years remaining.





- Beautiful Two Double Bedroom Apartment (540 Sq.Ft)
- Stylish Interiors and Neutral Finish
- Private Balcony
- Secure Allocated Parking Space
- Short Walk to Norbiton Station, Kingston Hospital and Town Centre
- Small Gated Development on Outskirts of Kingston
- Bright and Spacious Open Plan Reception/Kitchen
- Modern Bathroom
- Long Lease and No Chain
- Property Ref: DA 0587

