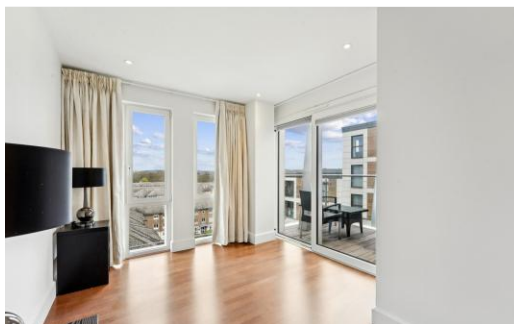




2 Bedroom Riverside Apartment Kingston Riverside, Kingston upon Thames £625,000 Leasehold

Located on the 6th Floor of the iconic Kingston Riverside Development, we are excited to launch this 2 Bedroom Riverside Apartment to the market for sale. Kingston Riverside is situated on the banks of the Thames, overlooking Canbury Gardens which offers stunning walks and cycle rides along the riverside.

With 799 sq ft of internal living space, the apartment boasts open plan living with a high specification integrated kitchen, breakfast bar, stone worktops and glass splash backs.

The Reception room has floor to ceiling windows offering far reaching views and two separate doors opening out to an L Shaped private terrace.

Principal bedroom with en-suite shower room and fitted wardrobes, a further double bedroom with doors opening out to the private terrace.

The luxury bathroom and utility cupboard are located off the hallway. Underfloor heating - No onward chain.

The residents at Kingston Riverside also enjoy, a communal roof garden and internal garden, lift service, video entry and concierge service.

Kingston Riverside is located within a short walk of Kingston's mainline station with frequent trains to London Waterloo, and Kingston's Historic Market Place with High Street Stores and Independent shops, royal parks nearby and wonderful local restaurants within the town centre and along the riverside.

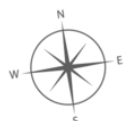
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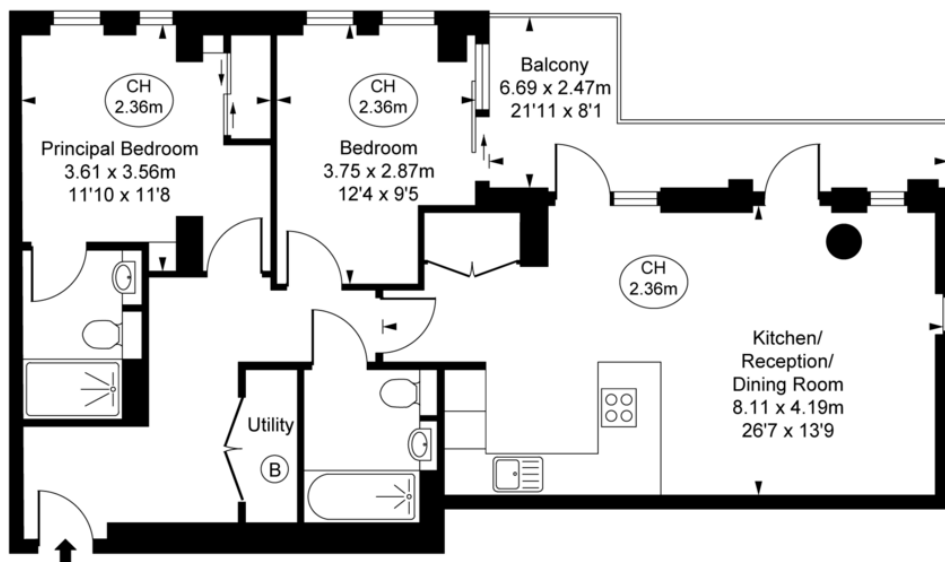
sales@stackandbonner.com



**Trafalgar Building,
Henry Macaulay Avenue, KT2**
Approximate Gross Internal Area
74.22 sq m / 799 sq ft



(CH = Ceiling Heights)



Sixth Floor

FULHAM PERFORMANCE
PRECISION YOU CAN TRUST

This plan is not to a given scale. A detailed layout plan with dimensions is available on request. All quoted measurements and areas are within 1% tolerance and have been prepared in accordance with industry standards as defined in the RICS Code of Measuring Practice © Fulham Performance

- Iconic Riverside Development
- 2 Bedroom Apartment
- Open Plan Living / Kitchen / Dining Room
- 2 Luxury Bathrooms
- Private L Shaped Private Terrace
- 6th Floor - 799 sq ft
- Underfloor Heating
- Concierge Service
- Lift Service
- Rooftop and communal gardens
- Service Charge: £5,474.28 per annum
- Ground Rent: £400 per annum
- Lease: 985 years remaining
- Council Tax: Band F - £3,594.29 per annum
- No Onward Chain