



**6 ALBURY ROAD
CHESSINGTON
SURREY
KT9 1QY
OFFERS IN EXCESS OF
£325,000**

FIRST FLOOR MAISONETTE

TWO DOUBLE BEDROOMS

9'9 X 9'6 MODERN KITCHEN

MODERN SHOWER ROOM

DOUBLE GLAZED WINDOWS

GAS CENTRAL HEATING

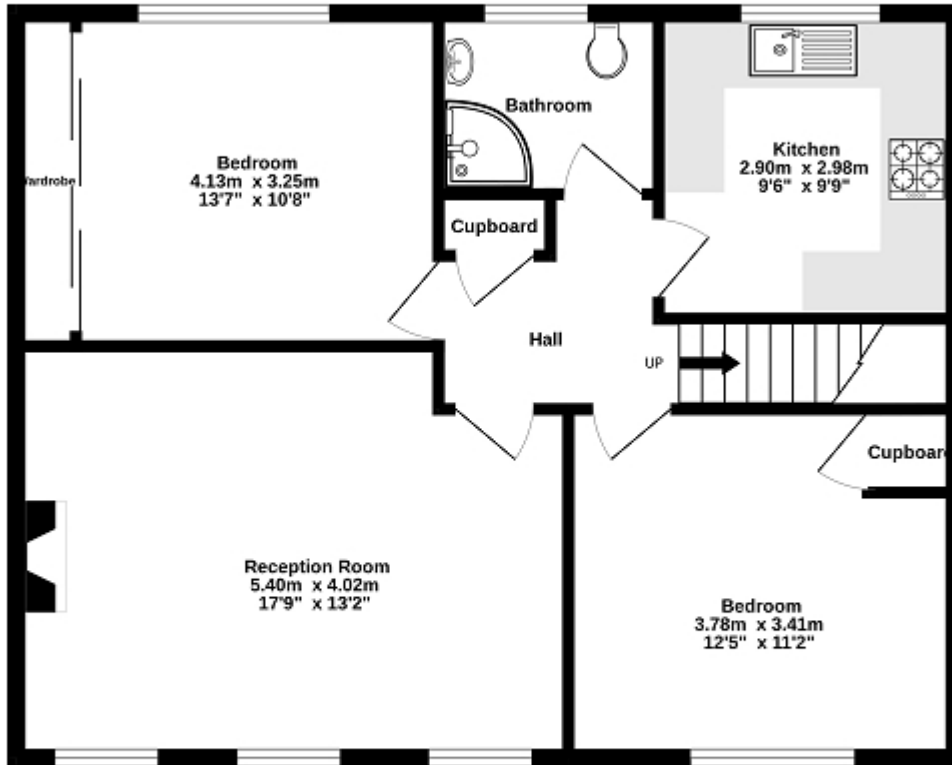
50' X 33' WESTERLY FACING REAR GARDEN

TWO BRICK BUILT STORAGE SHEDS

AN IDEAL FIRST TIME BUY

NO FORWARD CHAIN

Ground Floor
70.0 sq.m. (753 sq.ft.) approx.



TOTAL FLOOR AREA: 70.0 sq.m. (753 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested as it is guaranteed as to their operability or efficiency cost for gain.
Made with Intropic 02/025



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	70	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.