



Berystede, KT2

£799,950

Tucked away on a quiet private road on the slopes of Kingston Hill, this spacious townhouse is arranged over three floors. The property offers four double bedrooms, a generous kitchen/dining room, two family bathrooms, an en suite shower room and a separate guest WC. Further benefits include a garage, double glazing throughout and a secluded private garden. A truly standout feature is the property's unique position backing directly onto Coombe Wood Golf Course, with spectacular views enjoyed from the upper floors.

Berystede is a quiet cul-de-sac just off Kingston Hill. Ideally positioned close to the exclusive Coombe Estate yet just half a mile to Norbiton Station or Richmond Park.

Features

- Four Bedrooms
- Three Bathrooms
- Garage
- Private Garden
- Excellent Location
- Stunning Golf Views



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The ground floor offers a double bedroom to the front, currently arranged as a home office, making it ideal for those working from home or requiring guest accommodation. A family bathroom is positioned centrally, while to the rear is the bright and spacious main reception room with double doors opening directly onto the private garden.

The first floor is home to the kitchen/dining room, a wonderfully light space. This floor also includes a guest WC and a generous double bedroom to the rear, enjoying delightful views across Coombe Wood Golf Course. The second floor comprises two further double bedrooms. The principal bedroom benefits from an en suite bathroom, while the rear bedroom enjoys spectacular elevated views over the golf course. A second family bathroom completes the accommodation.

Outside, the front garden is neatly landscaped and low maintenance, with access to the garage, which benefits from both power and light. The private rear garden has a large decked terrace, a flagstone patio and mature planted borders, creating an attractive and easy to maintain area. A low level rear fence has been carefully positioned to maximise the uninterrupted views across Coombe Wood Golf Course, providing a truly special setting.



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Total area (approx.): 150.0 sq. m (1614.6 sq. ft)
Garage area (approx.): 13.6 sq. m (146.4 sq. ft)