GROVES
Your key to a happy home

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Linden Grove New Malden KT3



- **Two Bedroom, Ground Floor Apartment - Perfect for Commuters**
- **Prime Location: Minutes from New Malden High Street and Mainline Station**
- **Popular “Groves” location**
- **Communal garden**
- **Allocated parking**

Price £300,000

Step into a bright and spacious, open plan, reception / dining room and kitchen; this versatile area serves as the heart of the home, offering plenty of room for both relaxation and dining, a large window floods the space with natural light. The fully fitted kitchen is designed with maximum functionality and storage in mind. The property boasts two double bedrooms; the principal bedroom is generous and features fitted wardrobes which maximises floor space. There is a family bathroom, complete with a shower-overbath setup and storage cupboard. Outside, residents enjoy access to beautifully maintained communal gardens - perfect for catching the evening sun. This apartment comes with its own allocated parking space and an additional valuable visitors' permit for guests. Location is everything; situated just a few minute's walk from the bustling New Malden High Street, with ample choice of restaurants, cafes, and shops right on your doorstep. For commuters; bus routes and the mainline station are minutes away, offering fast and direct links into the city and surrounding areas. EPC rating E. Council Tax Band C

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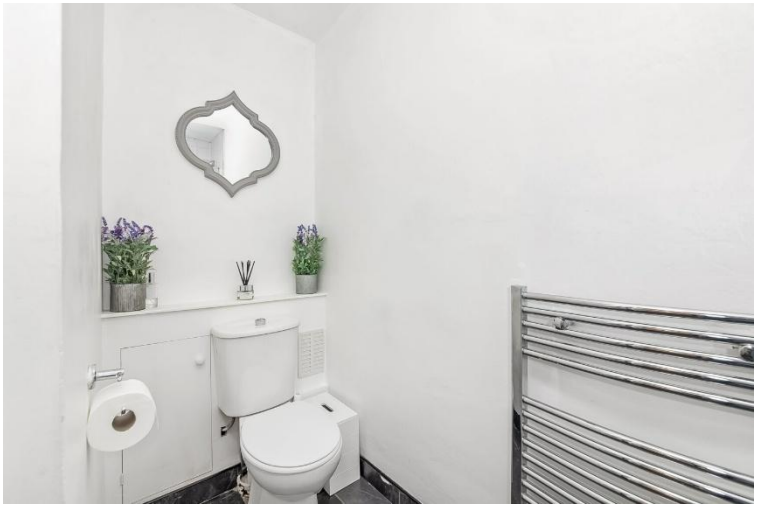
















GROUND FLOOR
635 sq.ft. (59.0 sq.m.) approx.



TOTAL FLOOR AREA : 635sq.ft. (59.0 sq.m.) 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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