9 MARSTON AVENUE
CHESSINGTON
KT9 2HF

£675,000

EXTENDED END TERRACE HOUSE

FOUR BEDROOMS

TWO BEDROOM ANNEXE TO THE REAR

23' X 13'11 LIVING ROOM

21'8 X 17'6 KITCHEN DINING ROOM

EN-SUITE SHOWER TO MAIN BEDROOM
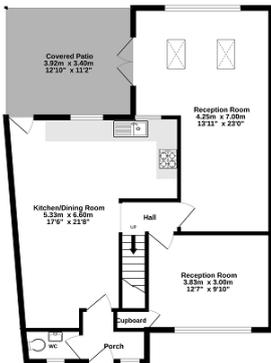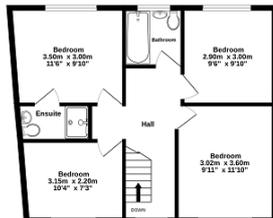
DOUBLE GLAZED WINDOWS

GAS CENTRAL HEATING

60' REAR GARDEN

OFF STREET PARKING

Telephone
020 8397 5151

Email
chessington@compassea.co.uk

Website
www.compassea.co.uk

Ground Floor
70.4 sq.m. (757 sq.ft.) approx.

Covered Patio
3.92m x 3.40m
12'10" x 11'2"

Reception Room
4.25m x 7.00m
13'11" x 23'0"

Kitchen/Dining Room
5.33m x 6.60m
17'6" x 21'8"

Hall

UP

Reception Room
3.83m x 3.00m
12'7" x 9'10"

Cupboard

WC

Porch

1st Floor
52.2 sq.m. (562 sq.ft.) approx.

Bedroom
3.50m x 3.00m
11'6" x 9'10"

Bathroom

Bedroom
2.90m x 3.00m
9'6" x 9'10"

Ensuite

Hall

Bedroom
3.15m x 2.20m
10'4" x 7'3"

DOWN

Bedroom
3.02m x 3.60m
9'11" x 11'10"

TOTAL FLOOR AREA : 122.6 sq.m. (1319 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

Ground Floor
35.0 sq.m. (377 sq.ft.) approx.

Shower Room

Reception Room
4.62m x 4.02m
15'2" x 13'2"

Bedroom
3.02m x 2.01m
9'11" x 6'7"

Bedroom
3.02m x 2.75m
9'11" x 9'0"

Porch
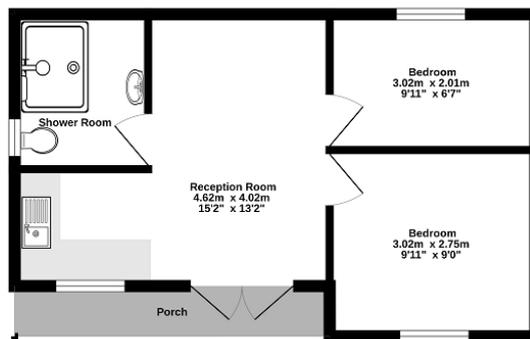
TOTAL FLOOR AREA : 35.0 sq.m. (377 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

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.