

S&B



2 Bedroom Apartment Roberts Lodge, Kingston Upon Thames. £439,950 Leasehold

A delightful 1st floor 2 bedroom apartment with its own private entrance
Situating on the 1st floor of Roberts Lodge, a development of just 8 apartments
located on a residential road in Kingston upon Thames.

The property comprises, entrance door opening to the stairway taking you to the first floor.

The reception room is south facing and located to the rear of the property overlooking the residents communal garden.

Separate well equipped kitchen, 2 double bedrooms and a luxury family bathroom.

There is ample storage with 3 storage cupboards within the property.

To the rear of the property there is an allocated parking space, visitors parking spaces offered on a first come first served basis, cycle storage and a private storage cupboard measuring 7'1 x 3'9.

Roberts Lodge is located on a popular residential road and within a short walk to Kingston Town Centre and Mainline Station with frequent trains to London Waterloo.

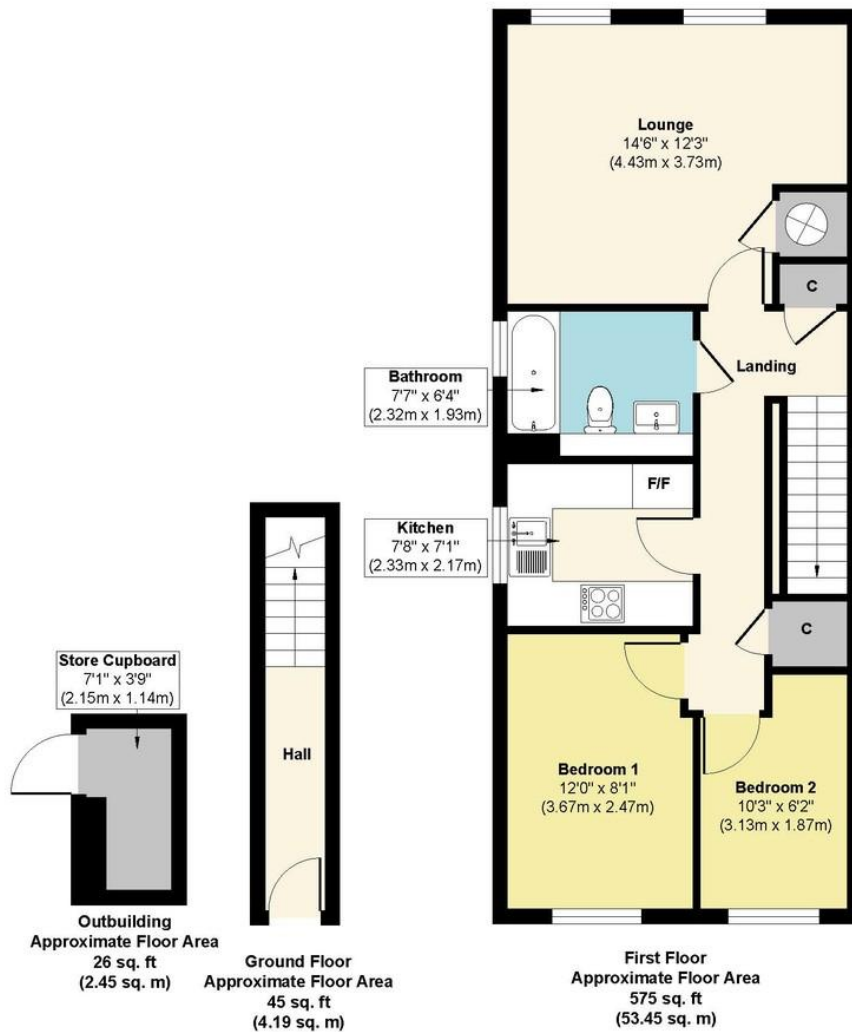
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Portland Road, KT1



Approx. Gross Internal Floor Area 646 sq. ft / 60.09 sq. m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. The services, systems and appliances shown have not been tested and no guarantee as to their operability and efficiency can be given. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.

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- 2 Bedroom Apartment
- Private Entrance
- 2 Double Bedrooms
- South Facing Reception Room
- Separate well equipped Kitchen
- Luxury Family Bathroom
- External 7'3 x 3'9 storage cupboard
- Ample Storage throughout
- Allocated Parking Space
- Visitors Parking on a first come first served basis
- Service Charge: £900 per annum
- Ground Rent: £150 per annum
- Lease: 103 years
- Council Tax: Band C - £1,997.08 per annum