



Sandy Lane, Petersham, Richmond

Offers Over £2,000,000

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Petersham, Richmond

5 BEDROOM 2 BATHROOM DETACHED HOUSE with lovely SOUTHERLY FACING rear garden over 67 ft x 36ft. Super ground floor extension creates stunning KITCHEN/DINER/FAMILY AREA over 29 ft sq. 2 other receptions, separate utility & ground floor WC. Ample off street parking. Close to Grey Court, Russell and German Schools.

Council Tax band: G

Tenure: Freehold





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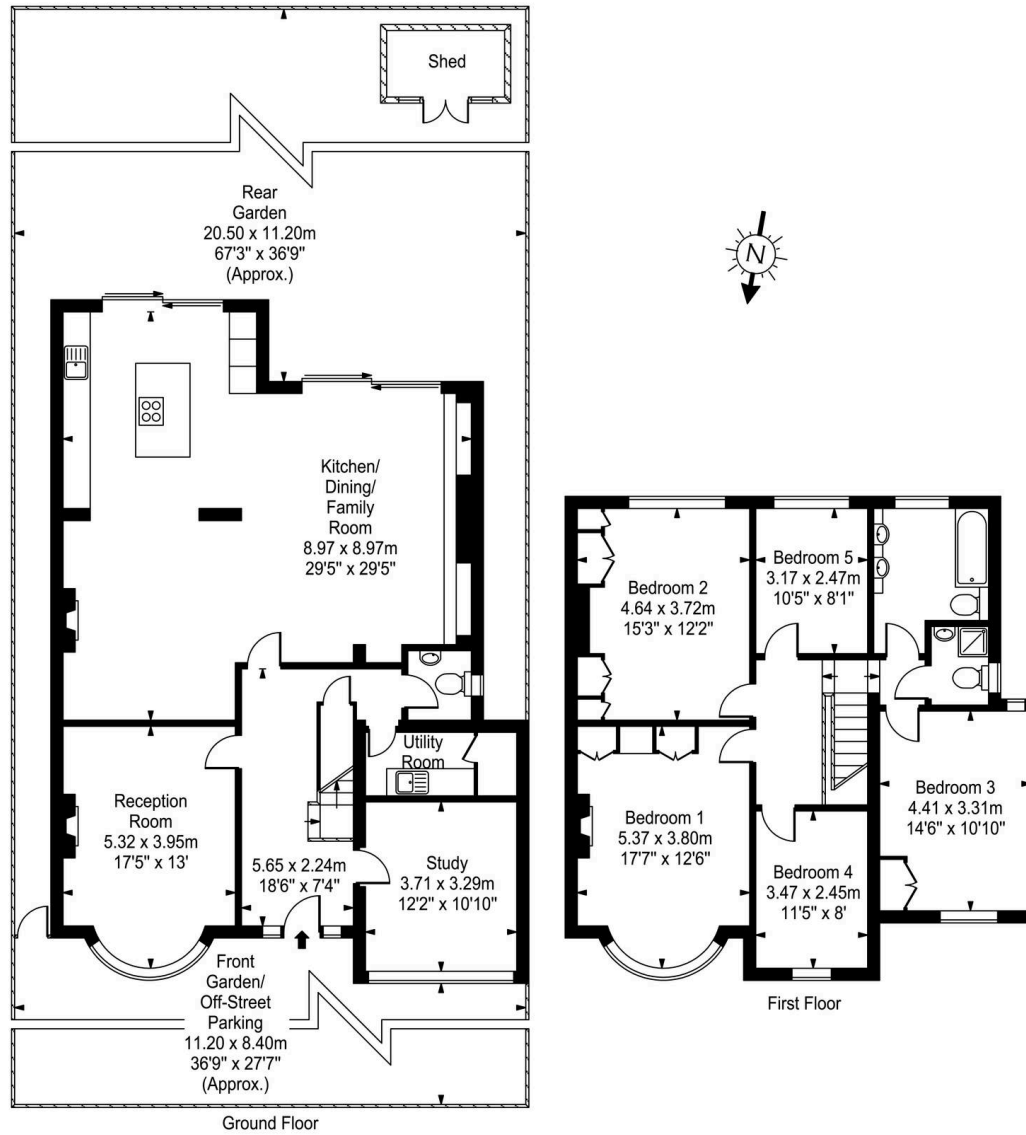
- The expansive rear extended section of the house has a beautiful wood floor, island, contemporary appliances & fittings, discreet area for large dining table with pendant lighting over and a bright and spacious living area with wall screen and feature fitted cabinets and shelving surround with lighting. Floor to ceiling glass doors lead out to the deck and garden.
- Additional front lounge over 17ft. 3rd reception over 12 ft x 10ft. Separate utility room and ground floor cloakroom.
- All 5 bedrooms are generous sizes with 3 including fitted wardrobes. The family bathroom has a bath and twin sinks and the second bathroom has a walk in shower.

Located on a prime residential road within close reach of Ofsted Outstanding Grey Court School, the popular Russell School and the German School. Within reach of Richmond Park, Petersham Nurseries, and the open spaces of Ham Copse with walks across to Ham Polo Club, the Thames towpath, ferry, and Ham House (NT). Close to Richmond Golf Club and many other recreational facilities. Just along from the heart of historic Petersham Village with its parish church dating back to the 13th century. Nearby choice of bus services into central Richmond and Kingston.



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Approx. Gross Internal Area
213 Sq M - 2293 Sq Ft



Every attempt is made to assure accuracy, however measurements are approximate and for illustrative purposes only. Not to scale.
Floor plan by www.frameworkphotos.co.uk

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Impressive frontage with sweeping brick block driveway off street parking. Spacious entrance hall expanding out into the substantial and versatile accommodation. Already nearly 2300 sq ft, THE PROPERTY STILL OFFERS THE CONSIDERABLE FURTHER POTENTIAL OF THE LOFT.

Viewing are strictly by appointment. Call us on 020 8549 5099 or message us at mail@mervynsmith.co.uk

