



## Link Way, Richmond

Guide Price **£465,000**

# Link Way

Richmond, Richmond

2-bedroom ground floor maisonette with generous private rear garden, a conservatory and garage. Ready for quick sale with the advantages of a LONG LEASE, VACANT POSSESSION & NO ONWARD CHAIN!  
Council Tax band: D

Tenure: Leasehold





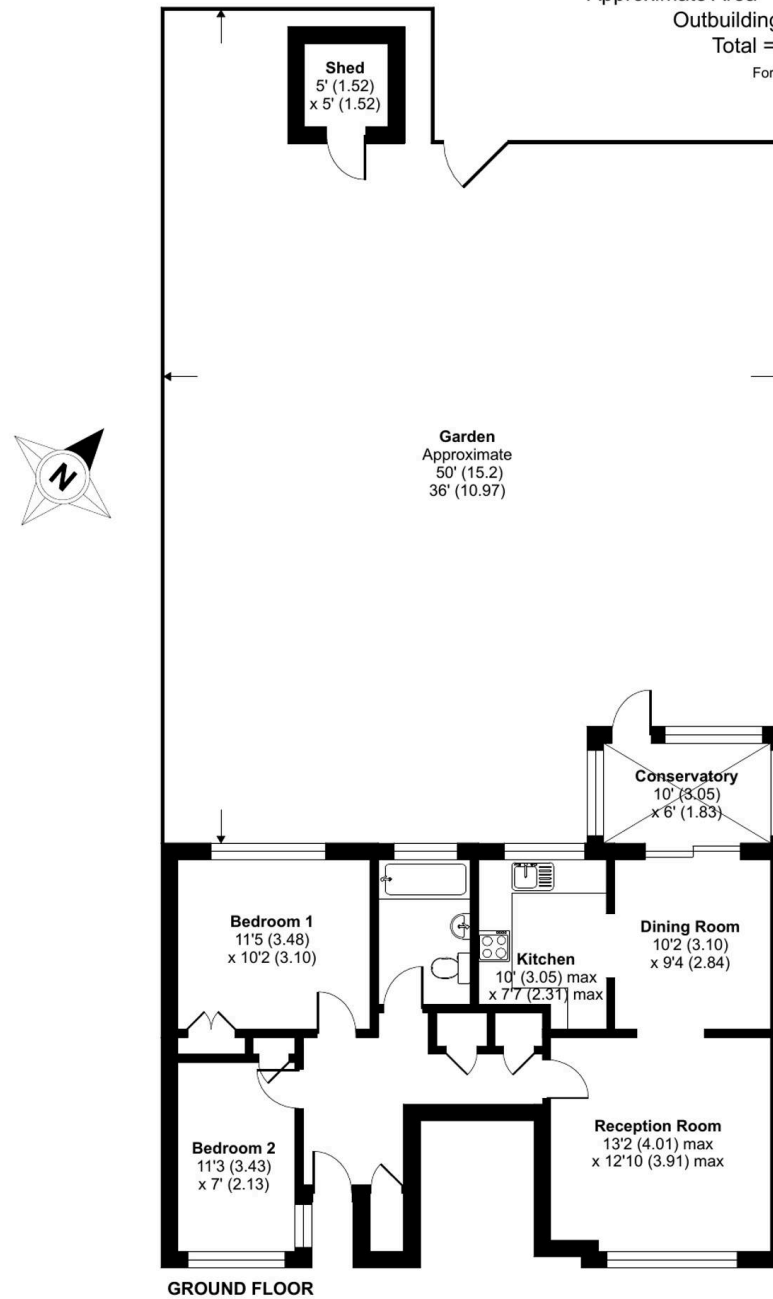
# Link Way, Richmond, TW10

Approximate Area = 806 sq ft / 74.8 sq m

Outbuilding = 25 sq ft / 2.3 sq m

Total = 831 sq ft / 77.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Acres And West LTD (Mervyn Smith Estate Agents). REF: 1219834

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Richmond, Richmond

- A 2 bedroom ground floor purpose built maisonette with a really generous private rear garden, a conservatory and garage.
- Long lease over 900 years, VACANT POSSESSION and NO ONWARD CHAIN!
- Roomy hall with 4 good sized inbuilt storage cupboards. Both bedrooms also have inbuilt wardrobe cupboards in addition to their room dimensions.
- Double aspect living space with front lounge and arch through to a dining area and kitchen. The receptions, bedrooms and hall all have stripped wood flooring.
- Lovely garden with established borders, grassed areas, central patio area and a rear access gate. This leads out to the garage.

Close to Ofsted Outstanding Grey Court School and near a choice of primary schools and nurseries. Near buses to Richmond and Kingston and shops and takeaways including Tesco Express, Post Office, Swiss Bakery and pharmacy. Moments from the open spaces of Ham Riverside Lands, TYM Marina, allotments and lots of recreational facilities.

