



3 Bedroom Detached Period Family Home Richmond Road, Kingston Upon Thames. £895,000 Freehold

3 Bedroom Detached Period Family Home ideally situated in North Kingston upon Thames

This exceptional property offers a many original features, including stripped wooden floors and high ceilings.

Access to the property is via the private, gated front garden leading to the entrance doorway.

Entrance Hallway , which leads to a through reception/dining room.

The reception room is situated to the front of the property and features a beautiful Bay with double glazed sash Windows, the dining room offers a feature fireplace with brick surround and bespoke wood wall panelling.

The Dining Room also has French doors opening out to the rear garden.

The spacious well-equipped Kitchen is located to the rear of the property with butchers block work surfaces and exposed brick walls, door to the garden

Sunny landscaped rear garden with a stunning rambling wisteria, mature trees, shrubs and herb gardens and side access.

On the first floor, a larger than average Principal bedroom to the front of the property which was originally 2 separate bedrooms,

2 further double bedrooms and a family bathroom. Double Glazed Windows Throughout.

Richmond Road is situated in a prime location, within a short walk of Kingston Historic Town Centre, the River Thames,

Kingston's mainline train station with frequent trains to London Waterloo and fantastic transport links.

Approximately a 10 - 15 minute walk to Royal Richmond Park which is perfect for cycle rides, running, stunning walks and family picnics

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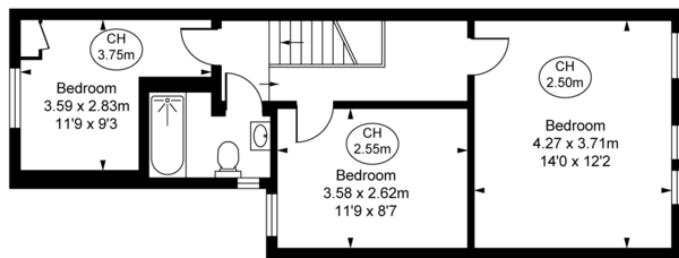
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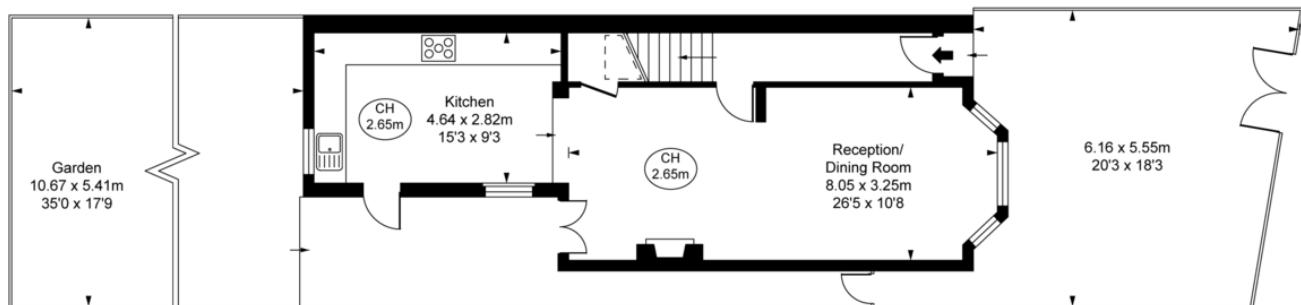


Richmond Road, KT2
Approximate Gross Internal Area
91.41 sq m / 984 sq ft

(Including restricted height
under 1.5m [— — — —])
(CH = Ceiling Heights)



First Floor
Approximate Gross Internal Area
45.59 sq m / 491 sq ft



Ground Floor
Approximate Gross Internal Area
45.82 sq m / 493 sq ft



This plan is not to a given scale. A detailed layout plan to scale for valuation is available on request. All measurements and areas are within 1% tolerance and have been prepared in accordance with industry standards as defined in the RICS Code of Measuring Practice.
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- 3 Bedroom Detached Period Family Home
- Gated Front Garden
- Many features including stripped wooden floors and high ceilings
- Through Reception/Dining Room with French Doors opening to the rear garden
- Exposed Brick and Bespoke Wall Panelling
- 3 Double Bedrooms
- First Floor Family Bathroom
- Double Glazed windows throughout
- Sunny Rear Garden with mature trees and shrubs
- Prime Location close to Kingston's Historic Town Centre
- Royal Richmond Park and the river Thames nearby
- Fantastic transport links
- Council Tax: Band E - £3,041.31 per annum