



2 Bedroom Riverside Apartment Kingston Riverside, Kingston upon Thames £899,950 Leasehold

Luxury two bedroom riverside apartment, with a 249 sq ft wrap around balcony and stunning views over the River Thames.

Ideally located in the iconic Kingston Riverside Development, this exceptional double aspect apartment is presented to the market at show home standard and boasts 1,102 sq ft of internal living accommodation.

The accommodation includes, an open plan, large double aspect lounge/dining room with doors to the private balcony,

A high specification well equipped kitchen, including a wine fridge and breakfast bar, perfect for entertaining.

A spacious principal bedroom with en suite shower room, fitted wardrobes and access to the private balcony.

Further double bedroom and a luxury bathroom.

The property benefits from air conditioning to the reception room and principal bedroom, underfloor heating, concierge service, lift and residents roof garden.

Offered to the market with no onward chain,

This exclusive development, is ideally situated, overlooking Canbury Gardens and the river Thames.

Just a short walk to Kingston's Historic Town Centre and mainline station, with frequent trains to London Waterloo

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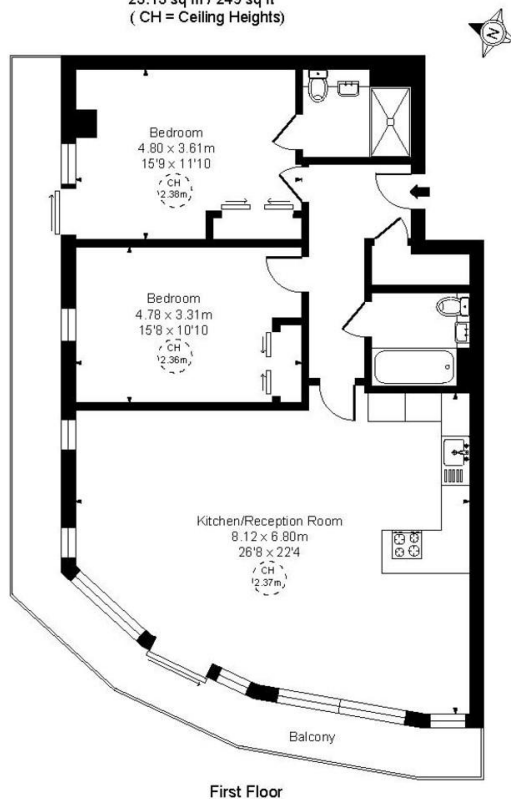
Admiralty Building, KT2

Approximate Gross Internal Area

102.34 sq m / 1,102 sq ft

Approximate Gross External Area

23.13 sq m / 249 sq ft
(CH = Ceiling Heights)



This plan is not to scale. All dimensions and areas are approximate.
All areas are approximate only and have been prepared in accordance with the recommendations of the RICS Code of Measuring Practice.

- 2 Bedroom Riverside Apartment
- 249 sq ft wrap around balcony
- Spacious Open Plan Kitchen/Living/Dining Room
- Stunning views of the River Thames
- Iconic Development in a central location
- Presented to show home standard
- Air Conditioning to the reception room and principal bedroom
- 1,102 sq ft of internal living space – 1st Floor
- Underfloor Heating
- Concierge Service
- Lift Service
- Residents Communal Roof Garden
- Service Charge: £7,817.18 per annum
- Ground Rent: £400 per annum
- Council Tax: Band F - £3,594.29 per annum
- Lease: 988 years remaining
- No onward chain