



**RAWLINSON
&WEBBER.**

Molesey Road, West Molesey
£1,725 PCM Freehold

Property Description

Rawlinson & Webber are delighted to present this two double bedroom second floor apartment.

Long-time locals may remember the property as the former snooker hall, a familiar local landmark before its conversion to residential use. This second floor apartment were created in 2016, followed by ten new ground-floor homes in 2025, and now in 2026 a completely new third floor has been added, comprising just five penthouse apartments.

The accommodation is bright, modern and beautifully finished throughout, with a large open-plan lounge/kitchen providing the main living space. The kitchen is fitted with contemporary units and integrated appliances with access onto a small Juliet balcony, while the lounge opens directly onto a superb large covered balcony.

- Features**
- TWO DOUBLE BEDROOMS • OPEN PLAN KITCHEN • OPEN PLAN LOUNGE • BATHROOM • LARGE BALCONY • JULIET BALCONY • OFF STREET PARKING • FIRST COME FIRST SERVE • ON STREET PARKING • VIDEO ENTRY • LOVELY VIEWS



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Council Tax Band

C

EPC Rating:

C