



**RAWLINSON  
&WEBBER.**

Spring Gardens, West Molesey **RAWLINSON & WEBBER**  
Asking Price £499,950 Freehold **RAWLINSON & WEBBER**



Total Area: 62.4 m<sup>2</sup> -- 672 ft<sup>2</sup>

All measurements are approximate and for display purposes only.

## Property Description

An excellent opportunity to purchase this beautiful mid-terrace Victorian cottage on the borders of East and West Molesey.

This property is situated on a quiet road and features a welcoming front porch and offers well-proportioned living space throughout. Inside, there is a bright reception room with a fireplace, creating a comfortable focal point for the home. The accommodation comprises two bedrooms and a shower room.

Externally, the property benefits from gardens to both the front and rear, providing pleasant outdoor space.; the rear facing Westerly, taking full advantage of the sunshine.

The location is close to local amenities in East/West Molesey, with shops, schools, and transport links — including Hampton Court rail station with services into London.

Properties here are popular for their proximity to the River Thames, parks, and other recreational facilities.

## Features

- CHARACTERFUL VICTORIAN MID-TERRACE
- TWO RECEPTION AREAS
- TWO BEDROOMS
- CUL-DE-SAC LOCATION
- SPACIOUS WESTERLY GARDEN
- EAST MOLESEY BORDERS

## Council Tax Band

D

## EPC Rating:

D

