





## **Property Description**

\*\*NO ONWARD CHAIN\*\*

Rawlinson and Webber are pleased to offer for sale with no onward chain - this fantastic 2 double bedroom first-floor maisonette situated in Thames Ditton's highly sought-after Warwick Gardens. The property is conveniently located just 0.5 miles, a pleasant walk of less than 15 minutes, from both Hampton Court and Thames Ditton train stations. These stations offer easy access to London Waterloo in under 40 minutes, as well as access to surrounding areas. This property is offered for sale in very smart, modernised condition and represents a 'turn key' purchase for the prospective buyer.

Featuring an expansive layout with a ground-floor entrance hall leading up to the first floor where the main living space is located. The contemporary west-facing kitchen, provides ample storage space and built-in appliances such as an gas hob, extractor fan and a dual oven. Adjacent to the kitchen is a large lounge/dining room. The accommodation also benefits from two double bedrooms and a modern family bathroom.

Externally, the property benefits from it's own garage, a private outdoor storage cupboard, ample unallocated off-street parking and well-maintained communal grounds. Don't initial to be street parking this charming home and find out more information on the property's long leasehold and low outgoings.

- \*\*NO ONWARD CHAIN\*\*
- 1ST FLOOR MAISONETTE
- TWO LARGE DOUBLE BEDROOMS
- MODERN KITCHEN & BATHROOM
- IMMACULATELY PRESENTED THROUGHOUT
- GARAGE IN NEARBY BLOCK
- COMMUNAL GARDENS
- BOARDED LOFT FOR STORAGE SPACE
- WALKING DISTANCE TO VILLAGE & STATION

Council Tax Band D

EPC Rating: c