Amberwood Rise, , New Malden, KT3 5JE

- Four Bedroom Terraced House
- Driveway
- Private Garden
- Close to Local Amenities
- Private Rear Garden
- Fully Equipped Kitchen
- Excellent Transport Links

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Guide Price £625,000

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DESCRIPTION

** Guide Price £625,000 - £650,000 **
Hunters are delighted to present this well-proportioned four-bedroom family home, ideally situated on the sought-after Amberwood Rise in New Malden. Arranged over three floors and offering versatile accommodation throughout, this property is perfectly suited to growing families seeking space, convenience, and excellent local amenities. The ground floor provides generous living accommodation, comprising a bright and welcoming reception room, a separate dining room ideal for entertaining, and a modern fitted kitchen with ample storage and workspace. Large windows throughout ensure an abundance of natural light, creating a warm and inviting atmosphere.

The first floor offers two spacious double bedrooms, a well-sized single bedroom, and a contemporary family bathroom. Occupying the top floor is an impressive principal bedroom suite, benefiting from excellent proportions and a modern en-suite shower room, providing a peaceful retreat away from the rest of the home. Externally, the property enjoys a private rear garden with a patio area, ideal for outdoor dining and family gatherings, while the front of the property benefits from valuable off-street parking.

Amberwood Rise is a popular residential location, well positioned for easy access to New Malden town centre with its excellent selection of shops, cafés, restaurants and everyday amenities. Commuters are well served by nearby New Malden and Motspur Park stations, offering regular services into London Waterloo, while the A3 provides convenient road links into Central London and towards the M25. Families will appreciate the excellent choice of highly regarded local schools, including Burlington Infant and Nursery School, Burlington Junior School, Coombe Boys' School, Coombe Girls' School, and The Holy Cross Preparatory School.

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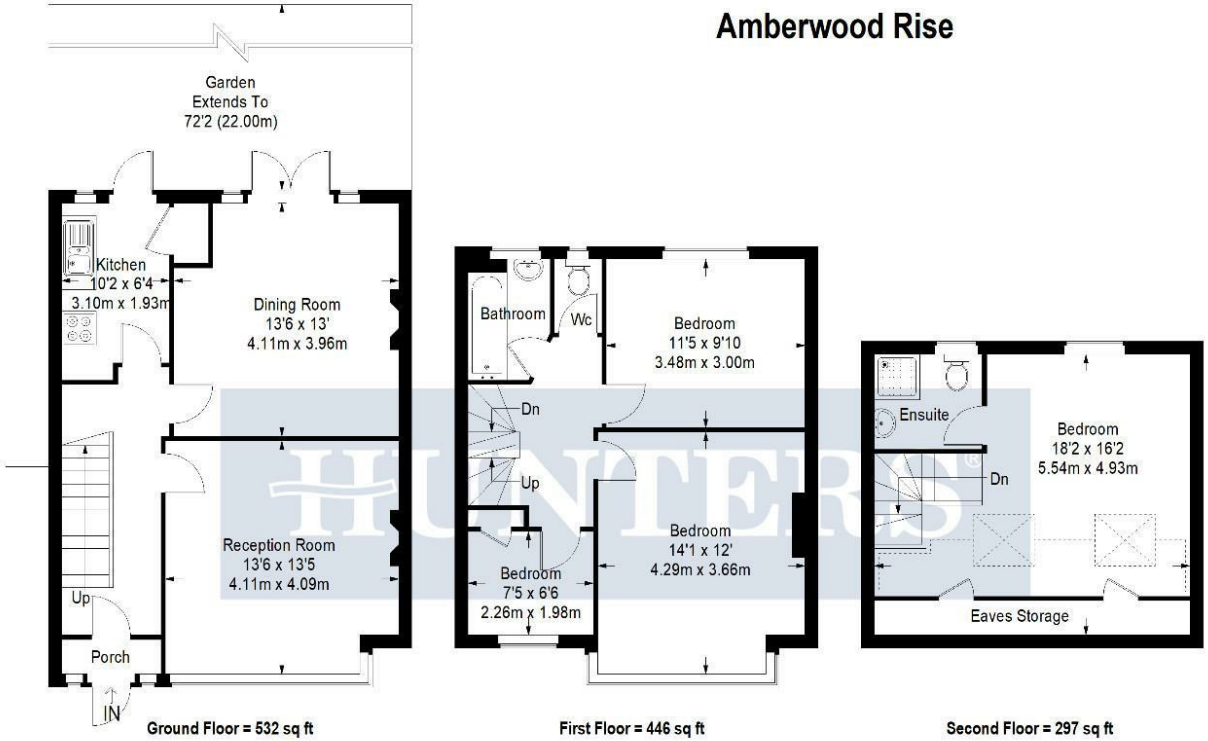


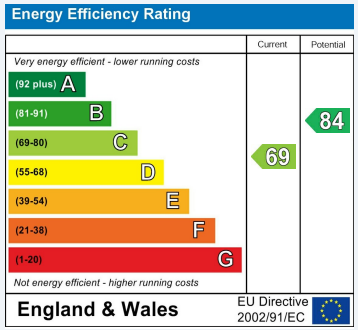
= Reduced headroom below 1.5 m / 5'0

Approximate Gross Internal Area
GROUND FLOOR = 532 sq ft / 49.42 sq m
FIRST FLOOR = 446 sq ft / 41.43 sq m
SECOND FLOOR (Excluding Reduced Headroom)= 209 sq ft / 19.42 sq m
(Reduced Headroom)= 88 sq ft / 8.18 sq m
Total = 1275 sq ft / 118.45 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact worcesterpark@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

The Property Ombudsman

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