

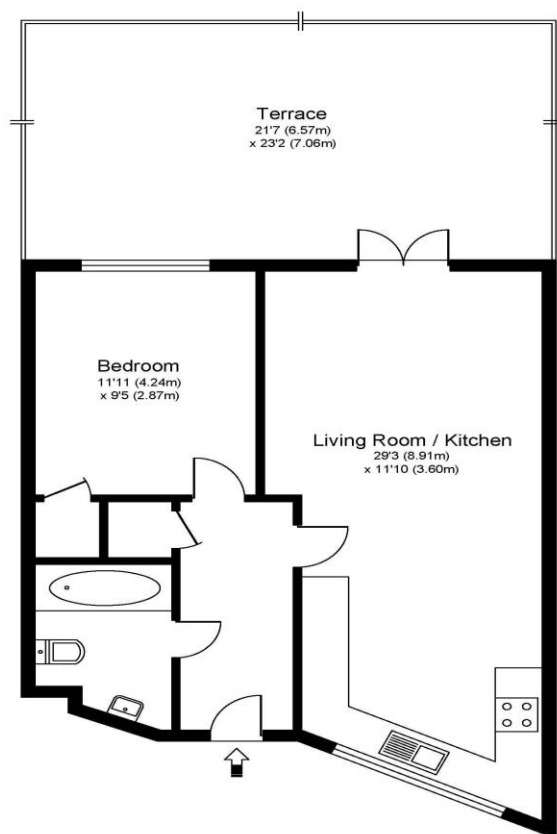


**5 Regents Place Hersham Road Walton-On-Thames Surrey KT12 1FH**

**£1,400 pcm + Initial deposit**



REGENTS PLACE, WALTON ON THAMTES, SURREY, KT12



Approximate Gross Internal Floor Area: 50 m sq / 535 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatements. These plans are not to scale and are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

A beautiful, spacious one bedroom apartment measuring approx. 51m<sup>2</sup> internally plus a massive 45m<sup>2</sup> (approx.) garden terrace. Set on the first floor of this boutique-style modern block with lift access and allocated parking. Internally this is a stunning, very well kept home with plenty of space and storage. There is gas central heating and access onto a private garden terrace giving highly desirable outdoor space. The bedroom is a good double, and the kitchen and bathrooms are modern, and have both been recently refurbished to a high standard. The washing machine and tumble dryer are separate appliances and there is a full-sized integrated dishwasher. The block is extremely well maintained and benefits from a lift.

The property is modern, well insulated and all windows/doors are double glazed which equates to lower fuel bills. Located within the popular Halfway area of Walton-on-Thames near plenty of amenities including Tesco Express. This apartment is one of only a few in the block that benefit from allocated parking (for one car.) Walton mainline train station is also close by with its fast train service into London Waterloo. There is a short-cut path that takes approximately 5 minutes to walk to the station. Walton has a vibrant town centre with an array of shops and restaurants and the River Thames has lovely tow path walks. Access to the A3/M25/M3 is close as is Heathrow airport. EPC rating B. Unfurnished.

Available 12th February 2026.





**AGENTS NOTES:** These details do not constitute any part of an offer or contract. In issuing them we do not have any authority to give any warranty or representation whatsoever in respect of this property. These details are provided without any responsibility on our part or the part of the vendors. No statements in these details are to be relied upon as representations of fact and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained therein.

**Equipment:** We have not tested the equipment or central heating system mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition.

**Measurements:** Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment, etc.