



The Crescent, New Malden, KT3 3DZ

Guide Price £600,000 Freehold



The Crescent , New Malden, KT3 3DZ.



Parry and Drewett have the pleasure of offering this well presented and carefully extended 3 Bedroom home. Nestling affordably between the sought after neighbourhoods of “The Groves” and “Coombeside”. With generous and flexibly laid out living space on the ground floor.

A large Living room, flexible further open plan living room linking to a well-appointed, bright and airy Kitchen with dining area under a well-placed feature Skylight. Double glazed French doors give direct access to a large patio for alfresco dining and a comfortable garden.

In addition to the well fitted High gloss Kitchen and Breakfast area, thoughtfully the property boasts an attractive yet practical separate utility room, incorporating Cloakroom.

The first floor presents 3 well-proportioned bedrooms, 2 good sized Double, complemented by a modern well fitted white Bathroom.

Double Glazed throughout with Gas central Heating and off-Street Parking. This happy home is ready for its next chapter

Excellently placed for many of New Malden’s acclaimed schools, particularly Coombe infants, Coombe Girls School and sixth form.

Within readily walkable access of New Malden’s comprehensive amenities and leisure facilities; Malden Centre, Golf Clubs, Bustling High Street, Mainline station to not only London Waterloo (25 Mins) but Surbiton and Twickenham, busses close to hand to

Whilst viewing will be arranged in accordance with current government COVID 19 guidelines we anticipate strong demand so do not hesitate to contact our office to seek an appointment. 0208 949 0955



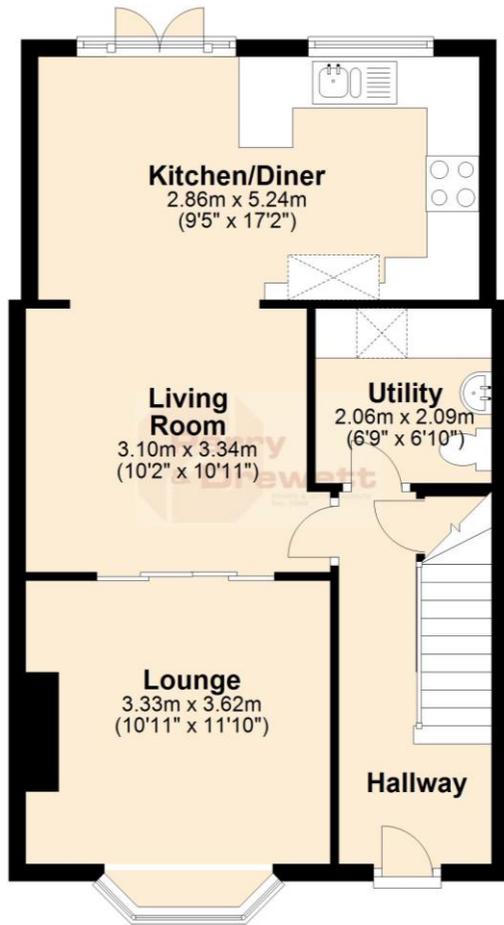
Council Tax	D
EPC Rating	D

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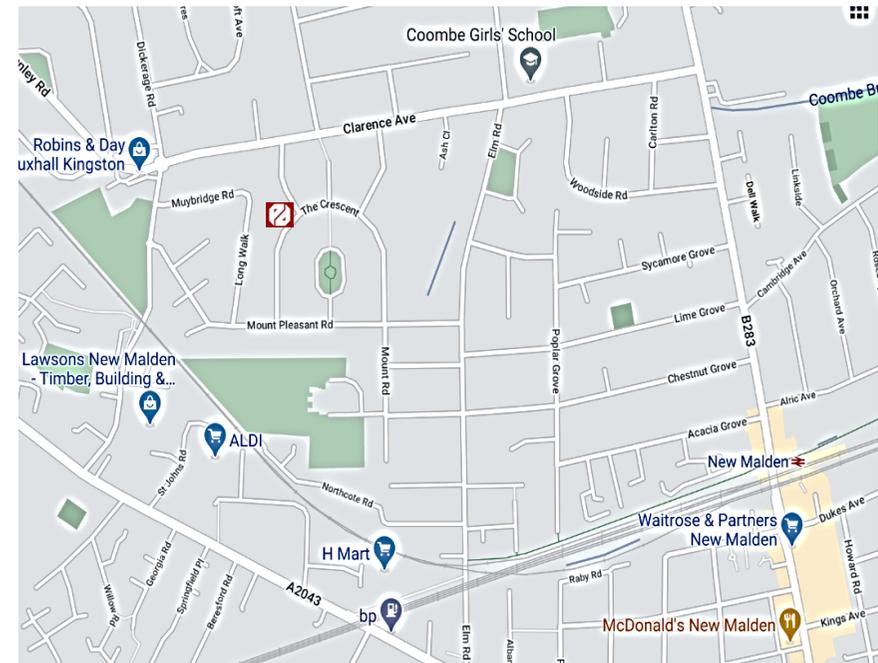
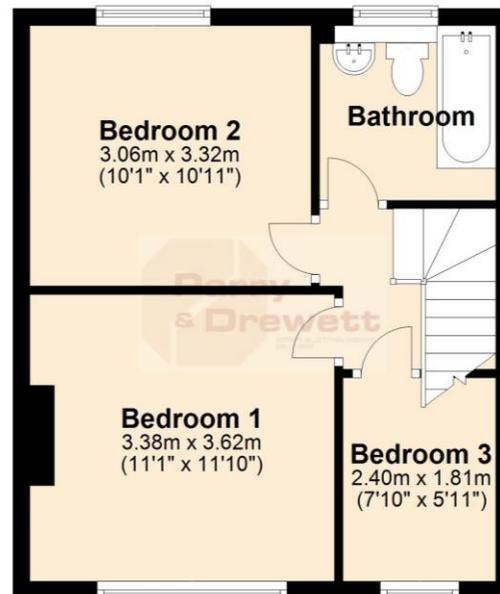
Ground Floor

Approx. 51.9 sq. metres (558.8 sq. feet)



First Floor

Approx. 36.1 sq. metres (388.5 sq. feet)



Total area: approx. 88.0 sq. metres (947.3 sq. feet)

Whilst every effort is taken to ensure the accuracy of these details the floor plan should only be viewed as indicative and any sizes are not exact