

Cambridge Road, KT3 3QL

Guide Price £750,000







## Cambridge Road, KT3 3QL

This Picturesque 3-bedroom end of terrace family home, clearly much cherished, is impeccably presented and complimented by a delightful, secluded rear garden.

This ideal family home, well-proportioned and most conveniently situated, as it is, within a few a few hundred yards level walk to New Malden's High Street with it's comprehensive retail and diverse eateries.

New Malden is a thriving community, boasting excellent local schools within easy walking distance or readily commutable being just 10 minutes level walk of New Malden's main line station (zone 4), 27min direct service to London Waterloo Kingston, Surbiton, Twickenham and Richmond and well served by excellent local bus service including X26 to Heathrow. With direct rail links to and easy access to A3 into London and the M25.

- 10 Min Level Walk Station
- Gas Central Heating
- Double Glazing
- Fitted Kitchen
- White Bathroom
- Delightful Garden
- No Forward Chain

Local Authority :-Royal Borough of Kingston Upon Thames.

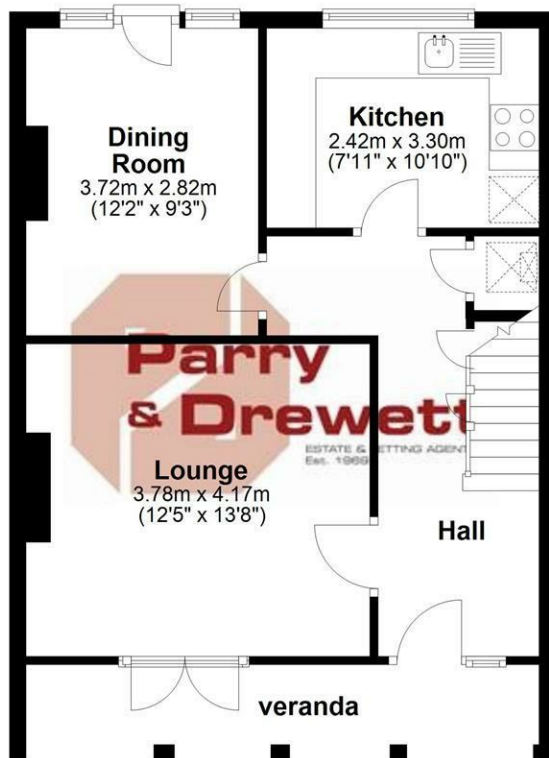
Council Tax Band D    EPC D





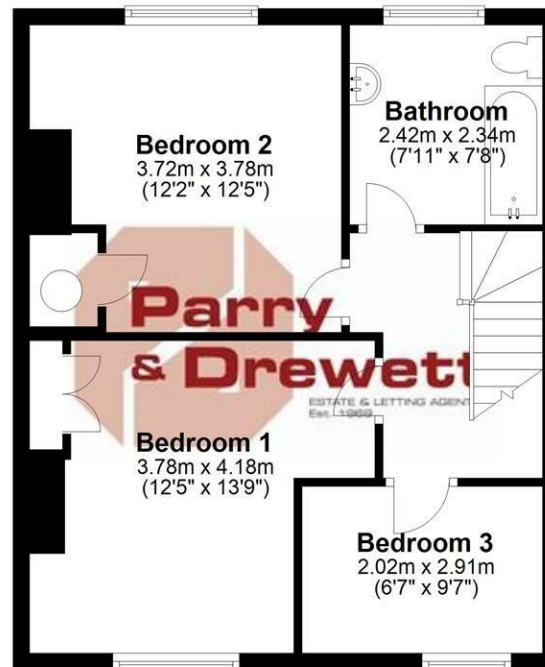
**Ground Floor**

Approx. 53.9 sq. metres (580.2 sq. feet)



**First Floor**

Approx. 47.3 sq. metres (508.7 sq. feet)



**Total area: approx. 101.2 sq. metres (1088.9 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  
Plan produced using PlanUp.

