Kennedys'

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B6 Chesham Heights,
St. Monicas Road
Kingswood
KT20 6DF

Two bedroom, two bathroom apartments at this price point in Kingswood are few and far between. Add in the close proximity to the station, allocated parking and a communal gym, and you have a fantastic offering to market. The apartment is on the first floor and can be reached by stairs or lift. It extends to approximately 716 sq ft.

£329,950

2 1

2 1



- Stunning Two bedroom apartment
- Communal Gym
- Walking distance to Kingswood Station
- Dedicated parking
- Two Bathrooms
- Private gates







PROPERTY DESCRIPTION

Inside, the entrance hall leads to all the accommodation and has a handy store cupboard. The open-plan living/kitchen area is the heart of the apartment. It is a bright, nicely proportioned space with plenty of room for dining and relaxing. The kitchen runs along one wall and has an integrated hob and space for a fridge/freezer. A window to the side lets in natural light.

The main bedroom is a generous double with built-in wardrobes and its own en-suite shower room. Bedroom two is another good-sized double, also with built-in storage. The family bathroom has a bath and serves bedroom two and guests.

The apartment has underfloor heating throughout, and an intercom system allows remote access for guests. Super fast internet speeds make it a good choice for those who work from home.

Outside, there is an allocated parking space behind private gates, and a communal terrace is a good spot to enjoy the sun. The on-site gym is well equipped and is maintained as part of the service charge for the block.

The property suits young families, first-time buyers and investors alike.
















CHESHAM HEIGHTS



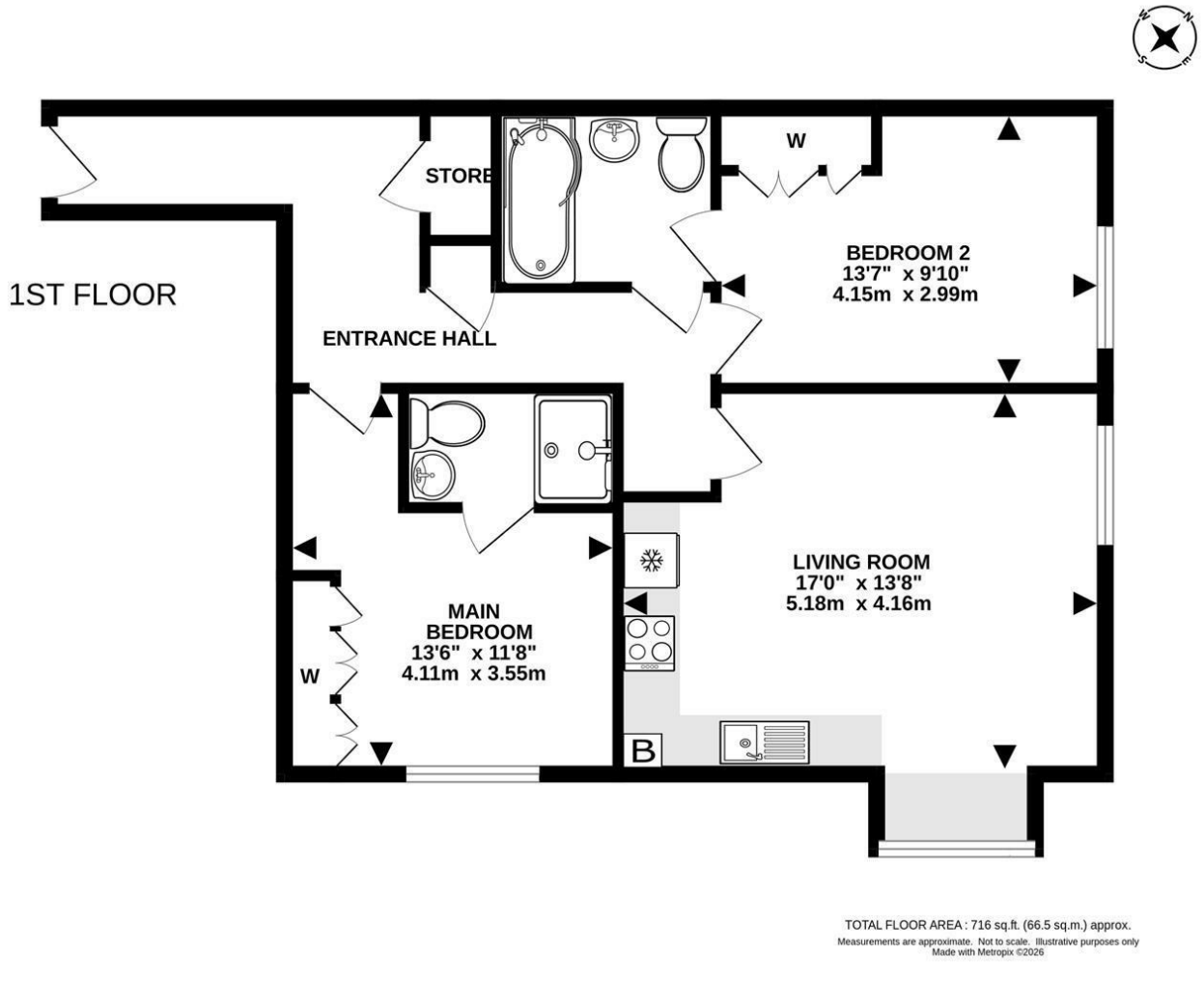


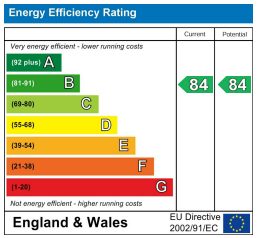
PROPERTY DESCRIPTION

The village of Kingswood has a reliable commuter line to London and a comprehensive parade of local shops and restaurants. These include a convenience store/post office, Village Hall, Londis, travel agents, hairdressers, beauticians and The Kingswood Arms public house. There is a wide choice of state and independent schools locally, including Tadworth, Chinthurst, Aberdour and Kingswood Primary, and Childrens Trust. Further schooling, including Dunnottar, Micklefield and Reigate Grammar, is found in the nearby town of Reigate. Golf enthusiasts have three renowned clubs close by: Kingswood Golf and Country Club, Walton Heath and the RAC.

For more varied shopping, both Banstead and Reigate are within 4 miles, with independent boutiques, high street chains and supermarkets. Kingswood Station has services into London in approximately 45 minutes. The M25 is accessed via Junction 8, with connections to the wider motorway network and easy access to both Gatwick and Heathrow airports.

To arrange a viewing, please contact our Sales team on 01737 817718.





Chesham Heights, St. Monicas Road

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TENURE: Freehold
EPC RATING: B
COUNCIL: Reigate & Banstead
TAX BAND: E

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