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Tala Close, Surbiton, KT6 7EY

An outstanding two double bedroom, two bathroom second floor modern lift-serviced apartment with a private balcony and allocated parking. Located within a stylish new development, Surbiton town centre and mainline station are within easy reach. Tolworth Broadway and station are also close by. The many benefits include a large open-plan living room with sliding doors leading to the balcony. There is a sleek contemporary kitchen with integral appliances, stone surfaces and a sociable dining bar. The master bedroom enjoys a sumptuous en-suite shower room. There is a double second bedroom and a coordinated main bathroom. The welcoming entrance hall includes extensive storage. Gas central heating and double glazing. Allocated parking space to the rear of the building. Council tax band D. Lease 116 years. We are informed the service charge is £2984.68 pa and the ground rent £350 pa. A lovely home sold with no onward chain.

Guide Price £390,000 Leasehold

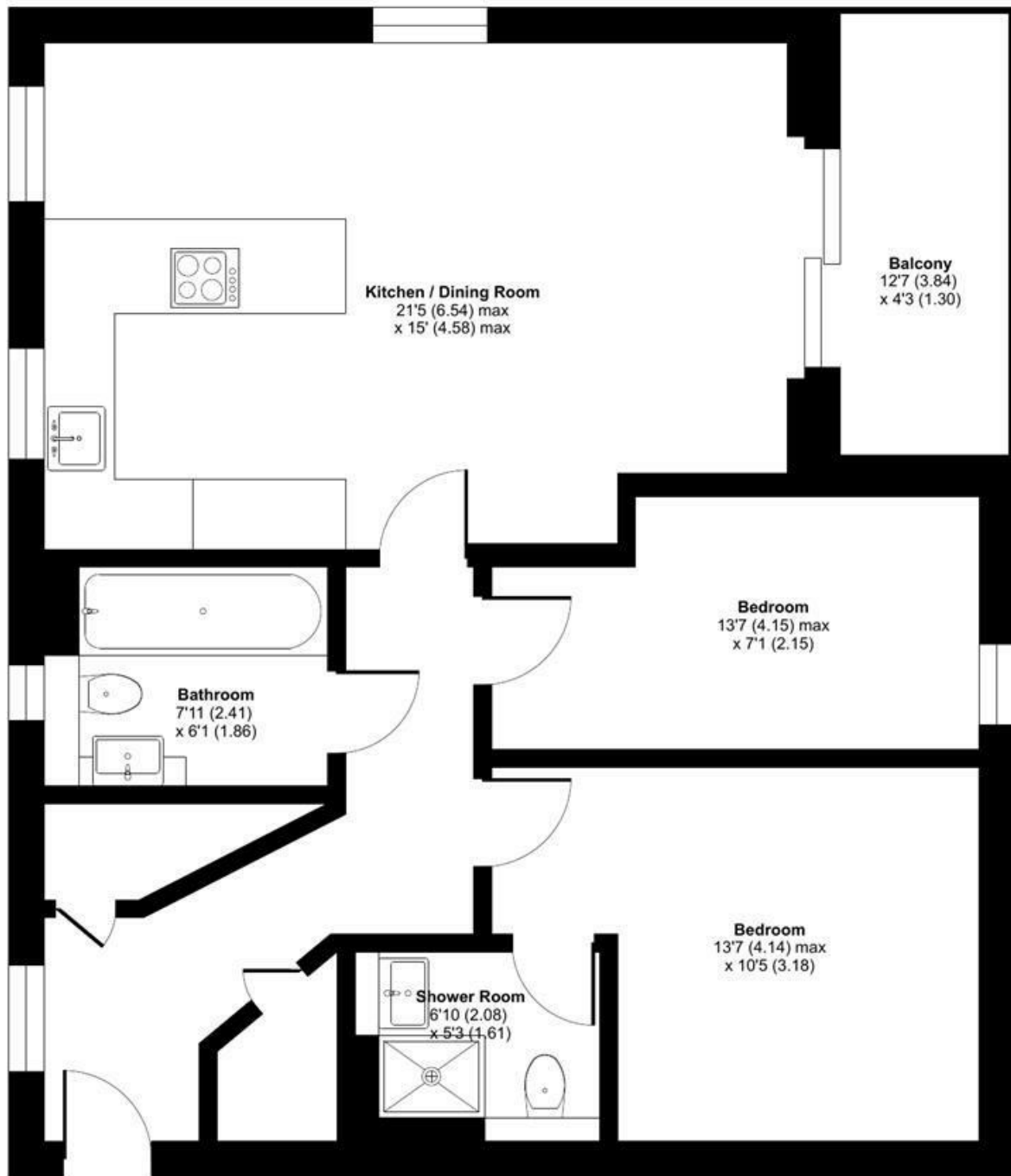
EPC Rating: B



Tala Close, Surbiton, KT6

Approximate Area = 734 sq ft / 68.1 sq m

For identification only - Not to scale



SECOND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Matthew James. REF: 1409900

We aim to make our property details a reliable guide. However they are not guaranteed and do not form part of a contract. Information in relation to lease length, service charge and ground rent has been provided by the vendor, they are likely to be subject to reviews and increases in the future and will need to be verified by your legal representative. Please note that appliances and heating systems have not been tested and therefore no warranty can be given as to their good working order. Carpets, curtains, gas fires, electrical goods/fitings and other fixtures, unless expressly mentioned, are not included in the sale of this property. If there are any important matters which are likely to affect your decision to buy, please contact our office.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	