



Hillside Road, Surbiton, KT5 8DR

An excellent three-bedroom semi-detached house with a driveway, garage and secluded garden. The property would benefit from updating/refurbishing and extending (subject to usual consents). It is located within walking distance of Surbiton mainline station and high street. The benefits include two good-size reception rooms and a modern fitted kitchen with a door leading out to the garden. There is a welcoming entrance hallway and a ground floor cloakroom. On the first floor, two double bedrooms with fitted wardrobes and a good sized third bedroom. There is also a fitted bathroom suite with a shower over the bath. Electric heating and double glazing. Outside of the property is a useful laundry room and a large secluded garden with a shed. To the front is a traditional garden, to the side a driveway leading to the garage. Sold with no onward chain. Council tax band D.

Guide Price £650,000 Freehold

EPC Rating: G

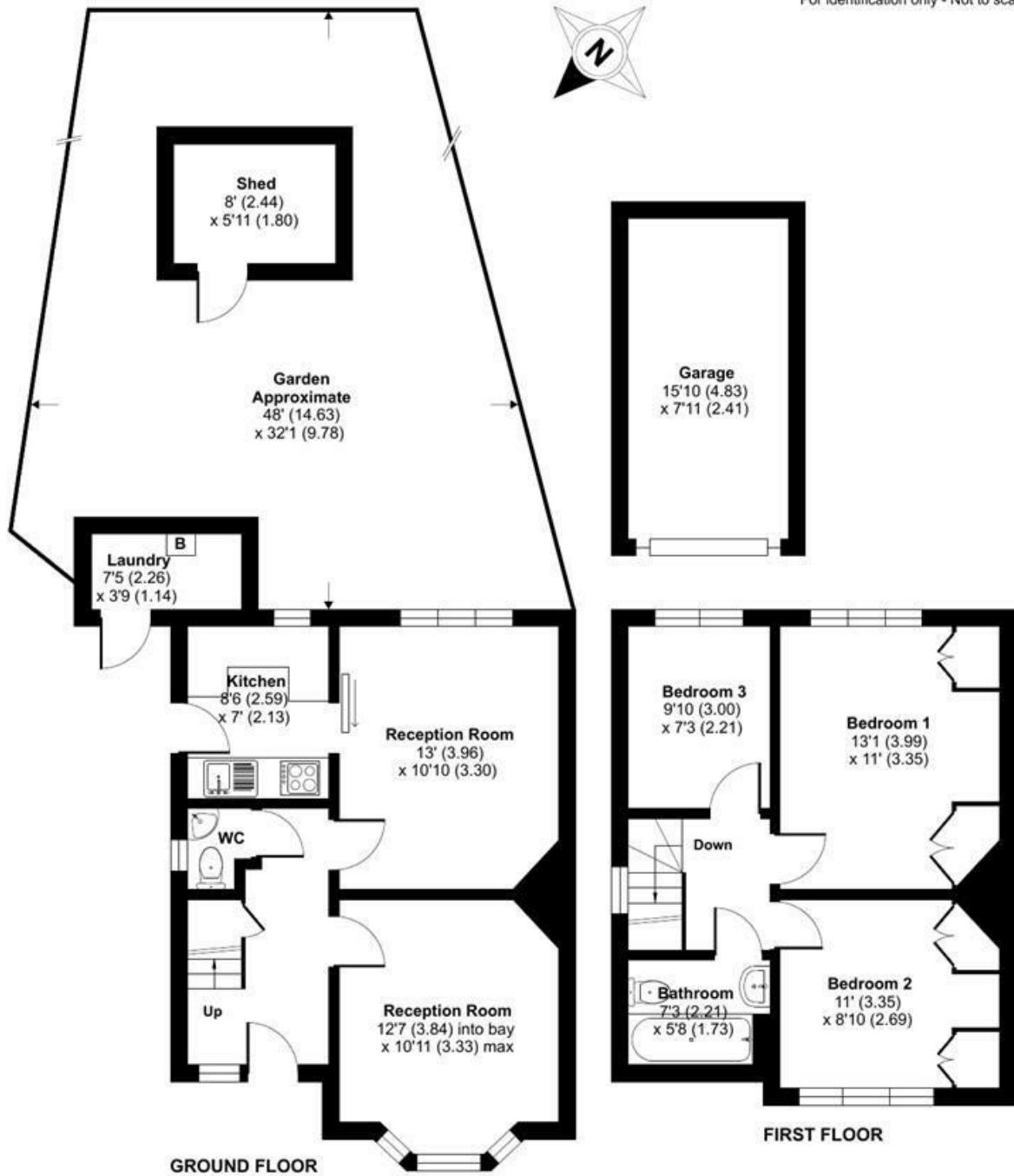
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Approximate Area = 971 sq ft / 90 sq m (includes garage)

Outbuilding = 75 sq ft / 7 sq m

Total = 1046 sq ft / 97 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Matthew James. REF: 910510

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/fittings 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.

