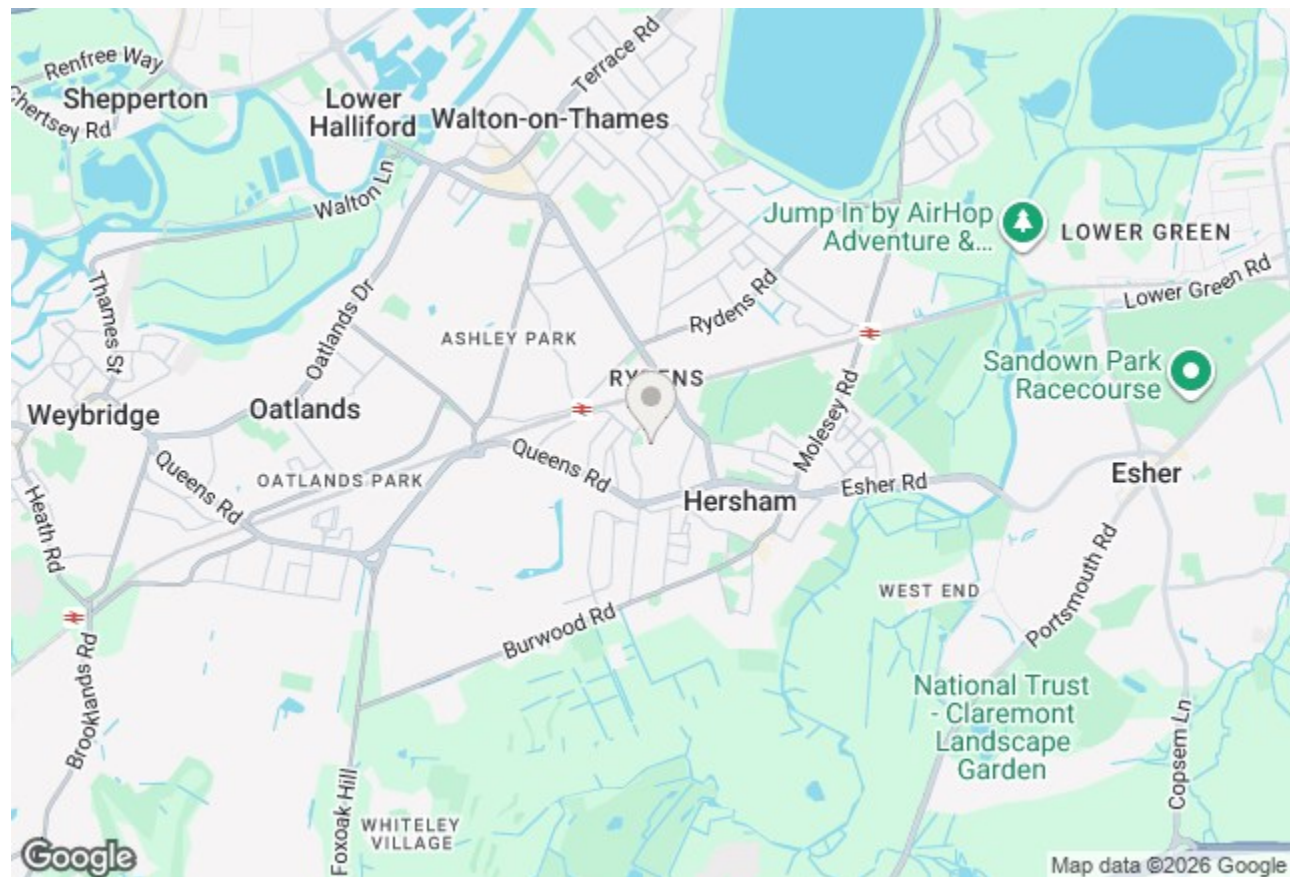


Harmes Turner Brown

21, Belgrave Close, Walton-On-Thames, KT12 5PH

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	



£659,950 Freehold

Quietly tucked away in the charming and ever popular Belgrave Close, this beautifully presented three-bedroom end of terrace home offers a delightful blend of modern living and convenience. The property is situated in a desirable courtyard setting, just a short stroll from Walton-on-Thames mainline station, making it an ideal choice for commuters and families alike.

Upon entering, you are welcomed into a bright and airy living room, which features a stunning staircase adorned with built in storage underneath and a glass balustrade, adding a touch of elegance to the space. This bright and airy reception room provides ample room for relaxation and entertaining, ensuring that this home is perfect for both quiet evenings and lively gatherings. There is also the advantage of a modern downstairs cloakroom and extra storage in the entrance hallway.

The bespoke designer fitted kitchen is a true highlight, offering a stylish and functional space for culinary enthusiasts. With three well-proportioned bedrooms, this home caters to families or those seeking extra space for guests or a home office.

Additionally, the property benefits from ample residents parking, ensuring convenience for residents and visitors. A garage located in a nearby block further enhances the practicality of this home, complemented by residents' parking for added ease.

This end of terrace house is not just a home; it is a lifestyle choice, combining comfort, style, and a prime location. With its close proximity to local amenities and transport links and popular schools, this property is a rare find in the heart of Hersham. Do not miss the opportunity to make this exquisite residence your own.

INDEPENDENT ESTATE AGENTS

www.htbproperty.com

SALES • LETTINGS • MANAGEMENT

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45A High Street
Walton on Thames
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Belgrave Close, Walton-On-Thames, KT12 5PH



- THREE BEDROOMS
- BEAUTIFUL COURTYARD SETTING JUST A SHORT WALK FROM WALTON MAINLINE STATION
- BESPOKE DESIGNER KITCHEN WITH QUARTZ WORK SURFACES
- GARAGE IN NEARBY BLOCK
- PRIVATE REAR GARDEN WITH REAR PEDESTRIAN ACCESS
- DOWNSTAIRS WC
- AMPLE RESIDENTS AND VISITOR PARKING
- END OF TERRACE HOME OVERLOOKING COURTYARD
- MODERN FAMILY BATHROOM
- VIEWINGS RECOMMENDED

