

Alric Avenue New Malden KT3



- **Two Double Bedroom Period Conversion**
- **High Ceilings and Feature Fireplaces**
- **70 Ft South Facing Garden**
- **Prime Location**
- **Easy Walking Distance of New Malden Station**

Price £445,000

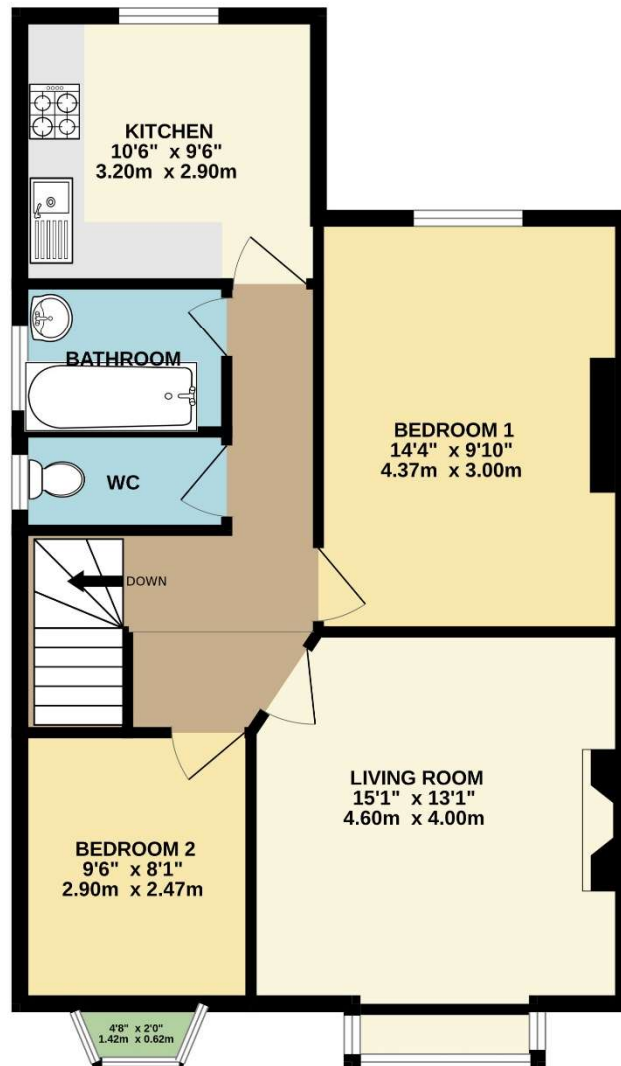
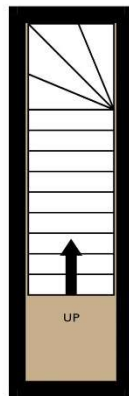
A bright first floor conversion flat with original tiling in the entrance hall, a reception with a pretty feature fireplace, high ceiling and bay window, a good size kitchen/breakfast room with views over the 70 foot south facing garden. There are two good size double bedrooms and a bathroom with separate W.C. The property is located in a prime road in New Malden within five minutes of the station. In addition it has easy access to the Beeline Way which provides a natural space linking New Malden to Raynes Park.





GROUND FLOOR

1ST FLOOR



TOTAL FLOOR AREA: 695sq.ft. (64.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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