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## Sycamore Grove New Malden KT3



- Two Bedroom Ground Floor Maisonette
- Private South Facing Garden with Direct Access
- NO ONWARD CHAIN
- Located in the Popular "Groves" Area
- Walking Distance to Local Transport, Schools and High Street

## Price £475,000

Located in the popular "Groves" location this larger than average two double bedroom ground floor maisonette is an ideal purchase for a First Time Buyer or Investor who is looking for something that they can make their own. The property has a large reception room, fitted kitchen, a larger than average master bedroom. In addition, the property benefits from a fantastic private south facing garden with direct access, long lease and low outgoings. It is within easy walking distance of New Malden Station and High Street as well as good primary and secondary schools. EPC rating D. Council tax Band C. There is no onward chain.



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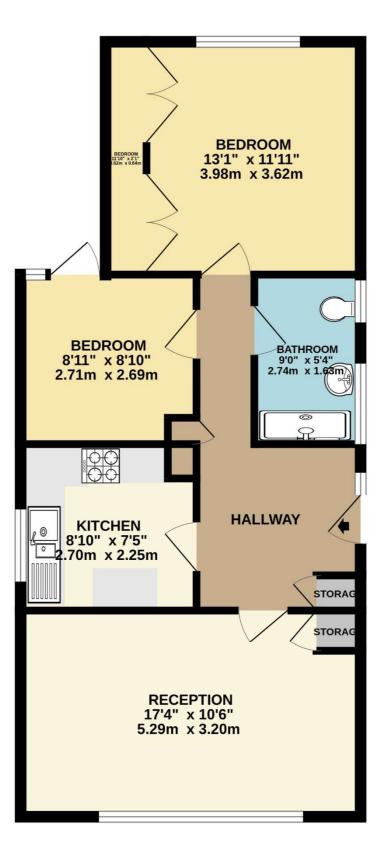












GROUND FLOOR 635 sq.ft. (59.0 sq.m.) approx.

TOTAL FLOOR AREA : 635 sq.ft. (59.0 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. Made with Metropix ©2024