

Alric Avenue New Malden KT3



- **One bedroom ground floor flat**
- **Private courtyard garden**
- **A few minutes walk to New Malden High Street and Station**
- **Modern and bright throughout**
- **Parking to the rear**

Price £365,000

This beautifully presented one bedroom, ground floor flat has a secure entry system. The property is modern and bright with a fully equipped kitchen and bathroom. The good sized double bedroom has space for storage and a desk if you work from home, plus a window overlooking the private courtyard. The open plan kitchen / dining living room has patio doors leading out to the courtyard, which is a sun trap and a perfect place to relax. The living space has high level windows flooding the room with light. The property is situated in the heart of New Malden, just a few minutes walking distance to the buzzing High Street and station. The property comes with allocated parking at the rear of the property. Easy access to various green areas and the ever popular Beeline Way. EPC Rating C. Council Tax Band C

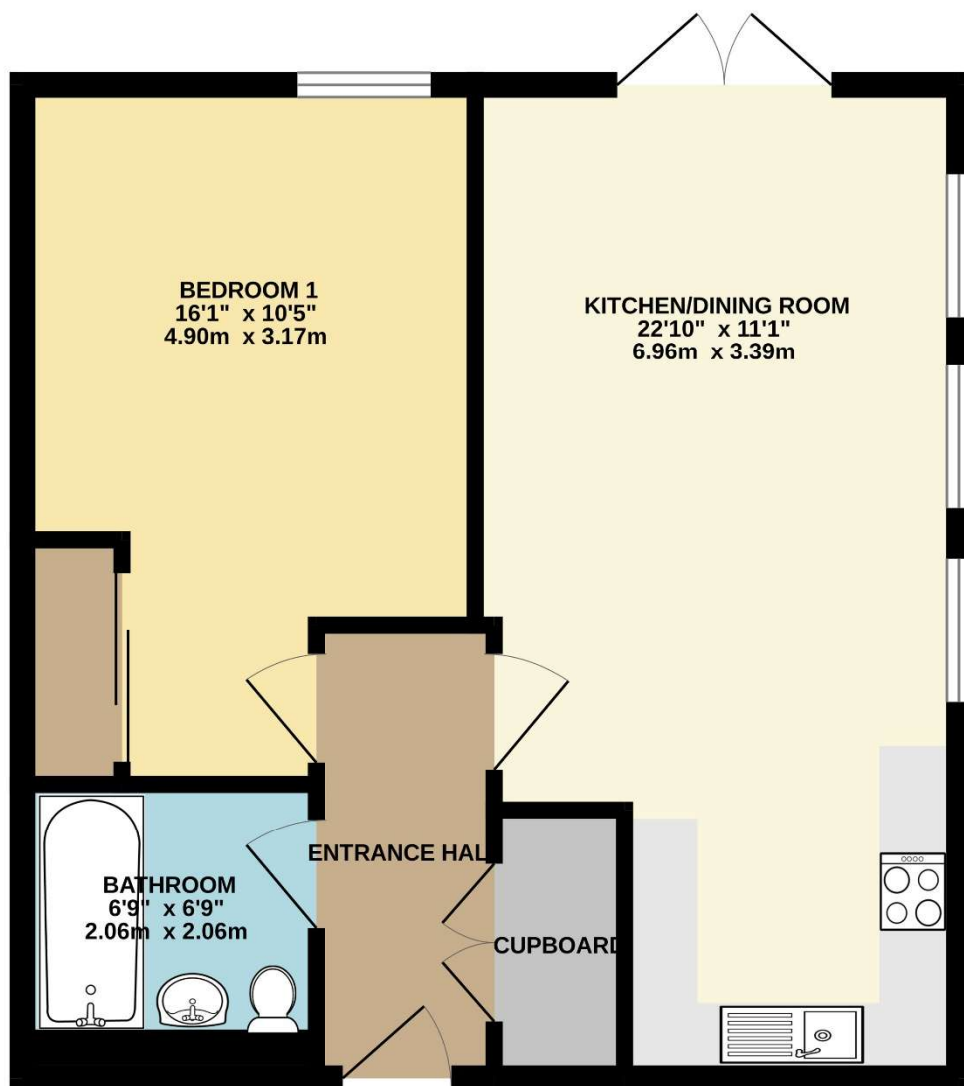








GROUND FLOOR
486 sq.ft. (45.1 sq.m.) approx.



TOTAL FLOOR AREA : 486 sq.ft. (45.1 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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