

## Byfield Court New Malden KT3



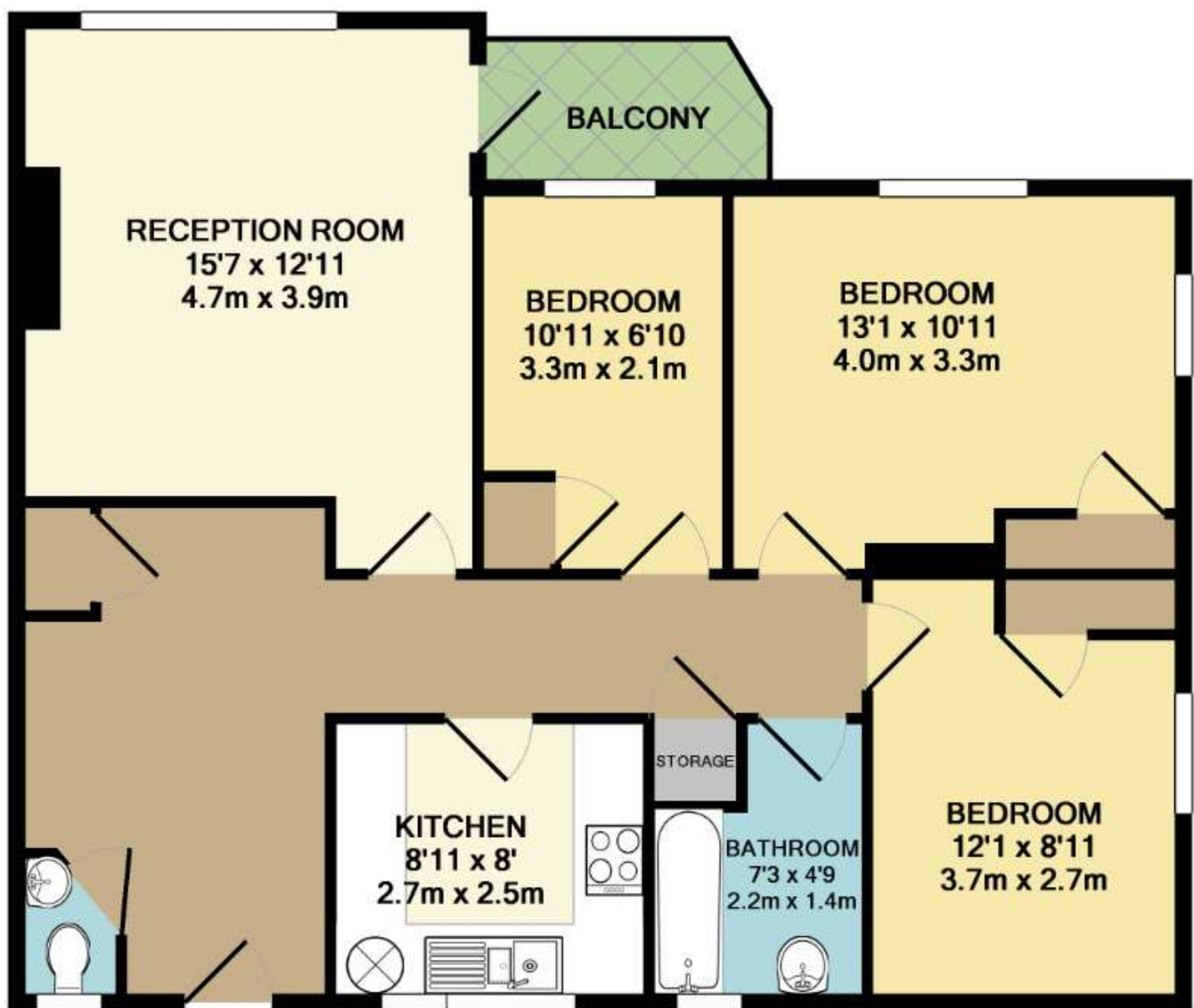
- **Second floor, three bedroom apartment**
- **Modern and spacious with direct access balcony**
- **Parking**
- **Family bathroom, plus separate W.C.**
- **Close to Motspur Park station and local amenities**
- **NO ONWARD CHAIN**

**Price £375,000**

Situated on the second floor of this development, this newly refurbished and generously proportioned three-bedroom apartment is offered to the market with no onward chain, making it an ideal hassle-free purchase. The property features a bright and spacious reception room, perfect for both relaxing and entertaining, with direct access to a private balcony—ideal for enjoying morning coffee or unwinding in the evening. The well-appointed kitchen offers ample storage and workspace, while three bedrooms provide flexible living arrangements for families, professionals, or tenants. A family bathroom and separate W.C. add further convenience. Additional benefits include residents' parking to the rear, a valuable external storage shed, and an EPC rating of C, ensuring reasonable energy efficiency. Perfectly positioned for commuters, the apartment offers easy access to Motspur Park station, with New Malden High Street and station also close by, providing a wide selection of shops, restaurants, and transport links. Whether you are a first-time buyer, growing family, or investor seeking strong rental potential, this property represents an outstanding opportunity. Early viewing is strongly advised to avoid disappointment. Lease to be extended upon completion. Council tax band C.







**TOTAL APPROX. FLOOR AREA 809 SQ.FT. (75.2 SQ.M.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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