

Poplar Grove New Malden KT3



- **Ground Floor Two Double Bedroom**
- **Maisonette over 680 Sq Ft**
- **Light-Filled Living/Dining Room**
- **Direct Access to Private Garden**
- **Ownership of the Front Garden**
- **"Groves" Location**
- **Close to New Malden Station and High Street**

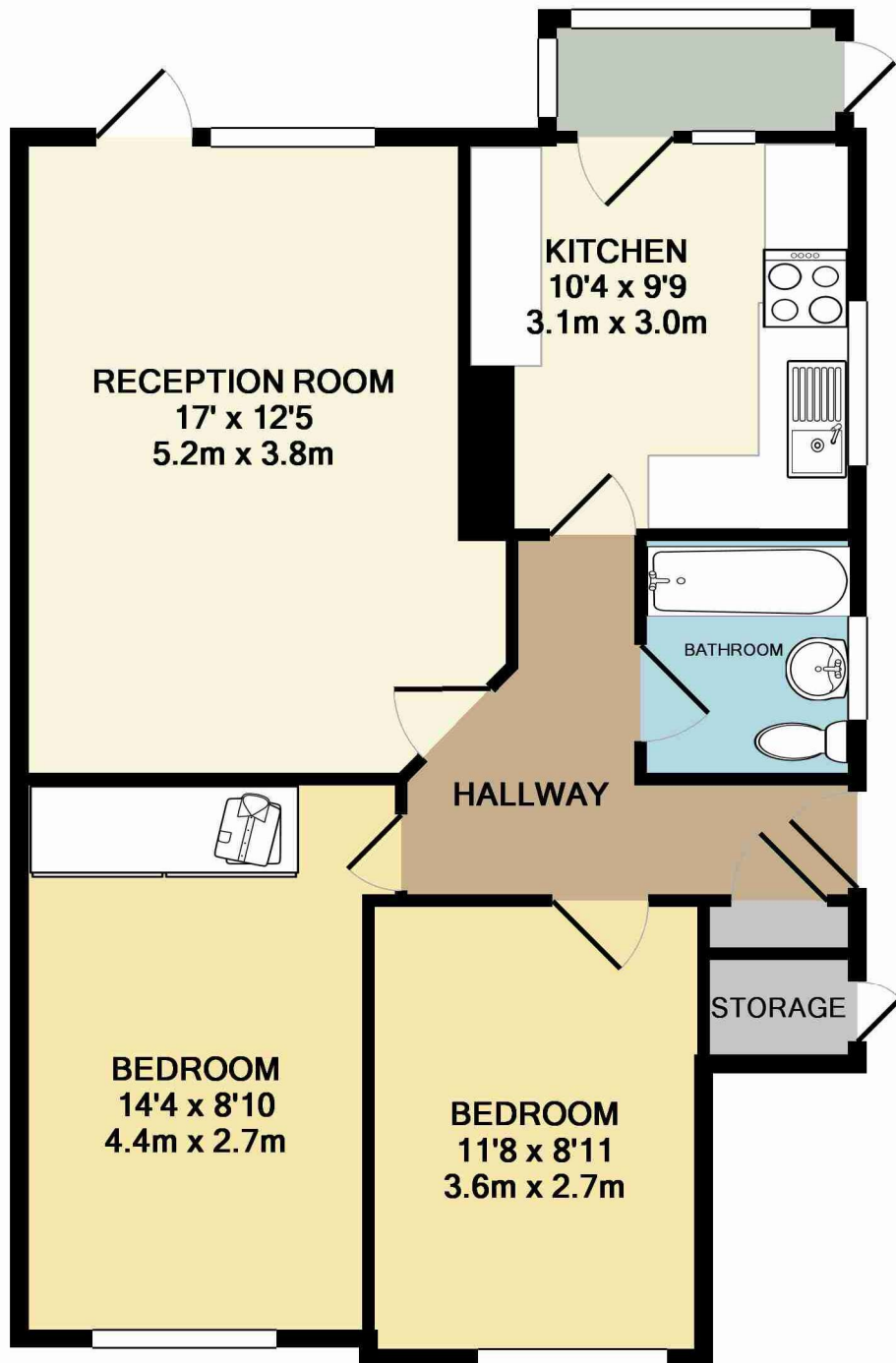
O.I.R.O £475,000

Positioned off the spacious and light hallway is a free-flowing sociable living/dining room with direct access to your own private garden where memories can be made, from quiet drinks after work to BBQ's for family and friends. On a bright sunny day, the sun-drenched, South facing kitchen would be a great place to hone your culinary skills and make you feel a little bit brighter. Having two double bedrooms would remove the juggle between remote working and a spare room as there is ample room here for both, providing an inspiring and efficient space. The family bathroom is a good size and would make an ideal place to start putting your own personality on the property. Located in the 'Groves' this sought after maisonette is ideally located for excellent schools and a short stroll to New Malden station, a light lunch at the pub a short walk away, cycling or dog walking in the open spaces of Richmond Park and Wimbledon Common. NO ONWARD CHAIN. EPC rating C. Council Tax Band C.









TOTAL APPROX. FLOOR AREA 683 SQ.FT. (63.4 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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