



Gooding Close, New Malden, KT3 5DQ
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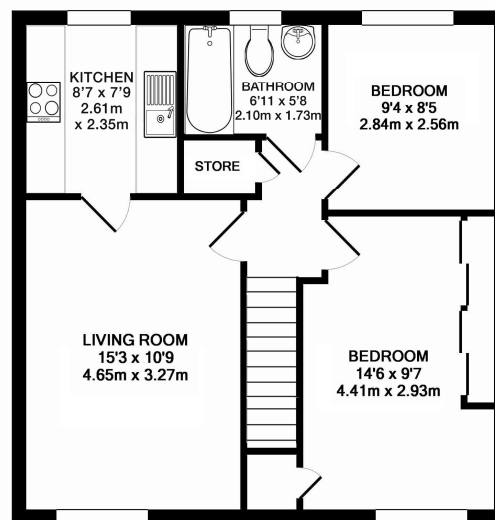
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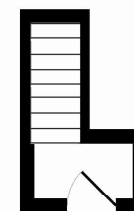
Features: Exclusively for 60+ | 1st Floor stairlift accessible | 2 bedrooms | Private development | Private Gardens | Development warden

A bright and secluded 2 bedroom 1st floor stairlift accessible retirement apartment in Gooding Close, New Malden. Brief description; 1st floor, 2 bedrooms, a triple aspect reception room, spacious kitchen and plenty of storage. The apartment is set in the select development of Gooding Close, with this particular apartment set at the rear and adjacent to the residents gardens. The property also benefits from peace and quiet, being set away from even the meandering private roads of Gooding Close. Residents also benefit from a development warden, private parking, guest suite and a residents lounge.

Within the Royal borough of Kingston upon Thames, Gooding Close is a development comprised of 55 apartments set in and around a central apartment building which is in turn set amongst individual flats, gardens and garages. Equidistant from Kingston, New Malden and Surbiton, the development is in an excellent location, being within touching distance of several major shopping districts, transport centres and colourful highstreets and with busses travelling up and down both Kingston road to the east and Green lane adjoining Gooding Close to the south. However, despite this proximity, the apartments are set in a pretty neighborhood amongst peaceful residential roads. The development also has the added benefit of; development Warden, private parking, development gardens and residents lounge



FIRST FLOOR



GROUND FLOOR



Key information

Local Authority: The Royal Borough Of Kingston Upon Thames

Internal Area: 585 sqft (54.35 sqm)

Tenure: Leasehold

Ground Rent: £30 per annum

Service Charge: £1,294.20 per annum

Lease length: 97 years

Asking price: £190,000

For identification purposes only. Not to scale.

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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