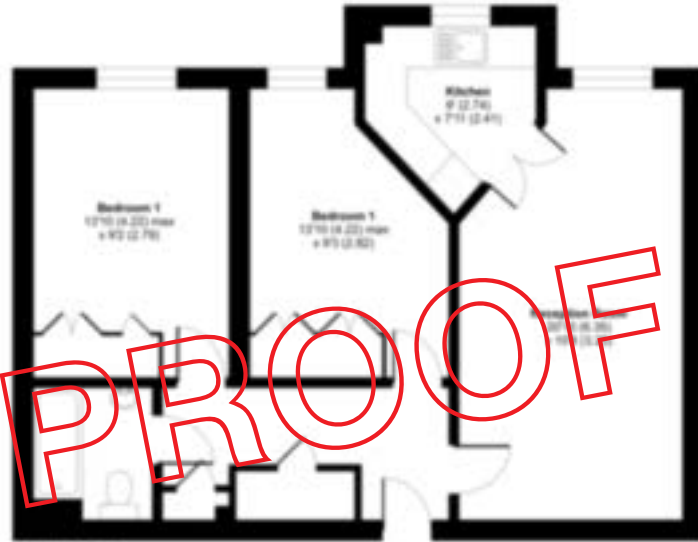


## Ewell Road, Surbiton, KT6

Approximate Area = 685 sq ft / 61.7 sq m  
For identification only - Not to scale



SECOND FLOOR



## 28 KINGFISHER COURT

SURBITON, KT6 6AZ

These property details are set out as a general outline only and do not constitute any part of an Offer or Contract. Any services, equipment, fittings or central heating systems have not been tested and no warranty is given or implied that these are in working order. Buyers are advised to obtain verification from their solicitor or surveyor. Fixtures, fittings and other items are not included unless specifically described. All measurements, distances and areas are approximate and for guidance only. Room measurements are taken to be the nearest 10cm and prospective buyers are advised to check these for any particular purpose, e.g. Fitted carpets and furniture. This material is protected by the laws of copyright. The owner of the copyright is Countrywide Estate Agents. This property sheet forms part of our database rights and copyright laws. No unauthorised copying or distribution without permission.

01932 300456  
info@riceandroman.co.uk  
riceandroman.co.uk

& RICE  
& ROMAN

rightmove  Zoopla

Sales | Lettings | Property Management

## A bright and airy second floor apartment

---

£250,000

EPC Rating B

- Exclusively For Those Aged 60 And Over
- Two Double Bedrooms
- Second Floor And Lift Accessible
- Guest And Resident Parking
- Owners Lounge And Laundry
- Development Guest Suite

A delightful second floor apartment in Kingfisher Court, Surbiton. Brief description: two bedrooms, reception room with views of rear gardens, kitchen, shower room and hallway with good size storage/airing cupboard. This two bedroom apartment is offered in good condition throughout.

SERVICE CHARGE: £3,664 PA

GROUND RENT: £466 PA

LEASE LENGTH: 956 YEARS

