



## 3 Bedroom Victorian Semi-Detached House Dennan Road, Surbiton, KT6 7RY £850,000 Freehold

A rarely available light bright & Airy three bedroom semi-detached Victorian family home, situated in one of the more popular roads locally with wide 75' south facing rear garden.

Measuring 1,295 sq ft, and offering a through reception/dining room with a bay window to the front.

Separate modern fitted kitchen with a door to the garden, an extended conservatory.

The 1st floor offers a large principal bedroom to the front of the property with full width fitted wardrobes/cupboards, two further bedrooms and a modern fitted bathroom suite. Double Glazed Windows, High Ceilings, Bespoke wall coverings. 75' sunny south facing rear garden enjoying uninterrupted sun all day, laid to lawn, with a decked patio area and side access.

Located in a quiet residential road within easy walking distance of local sought after schools and fantastic transport links locally including Surbiton Mainline Station with frequent fast trains to London Waterloo.

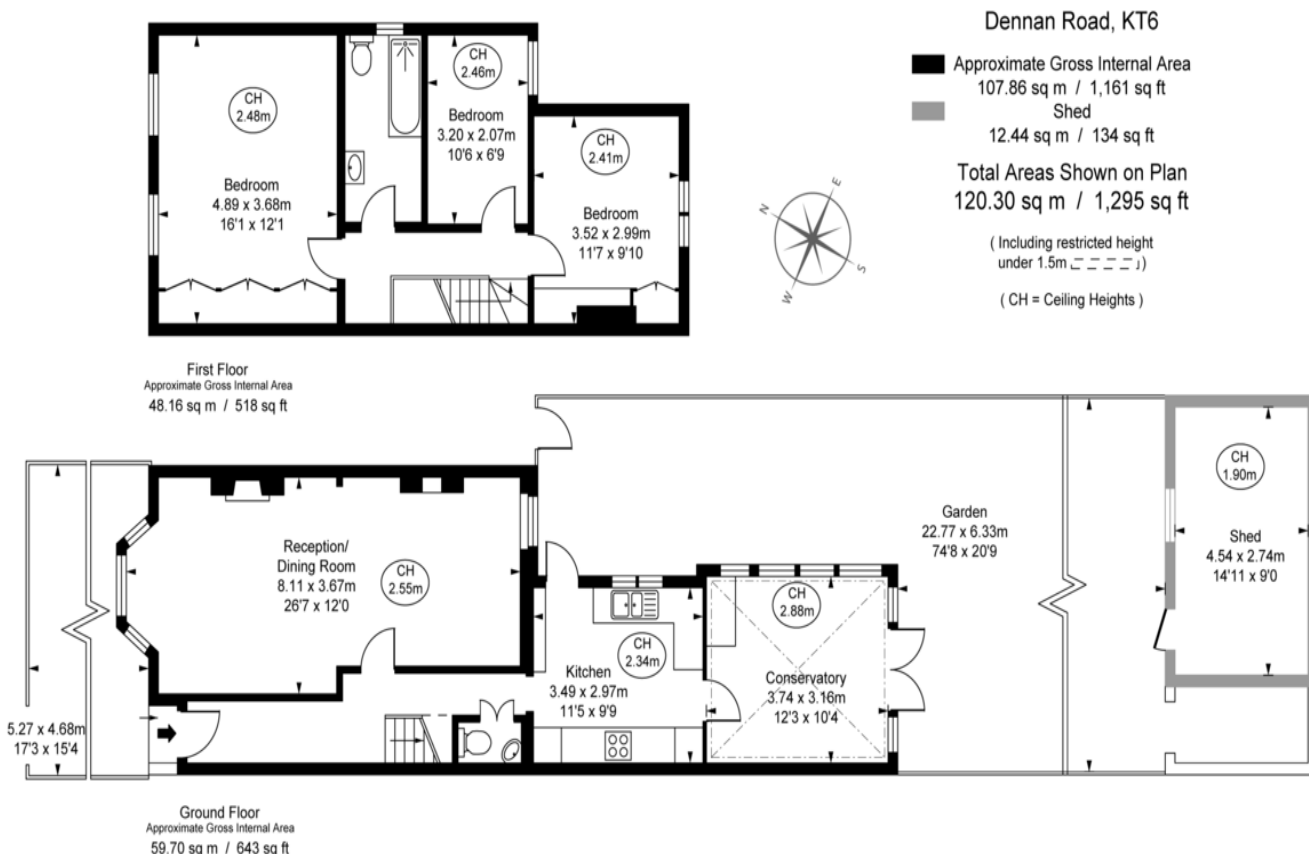
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This plan is not to a given scale. A detailed layout plan with dimensions is available on request. All quoted measurements and areas are within 1% tolerance and have been prepared in accordance with industry standards as defined in the RICS Code of Measuring Practice © Fulham Performance

- Three Bedroom Semi Detached Victorian Family House
- Potential to Extended S.T.P.P
- Spacious Through Lounge/Dining Room
- Modern Fitted Kitchen With Built-In Appliances
- Larger than Average Main Bedroom with Built In Wardrobes
- Modern Fitted Bathroom Suite
- 75' Sunny South Facing Garden
- Gas Central Heating
- Double Glazed Windows, Newly Fitted Plantation Shutters
- Vendor Suited With No Onward Chain
- Council Tax: Band E - £3,041.31 per annum