



Morley Road, Twickenham **TW1**

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On the ground floor is the double reception room with bay window, feature fireplace and herringbone wood flooring with plantation shutters. The rear of the house is beautifully extended and houses the kitchen/dining room with bi-fold doors leading to a landscaped garden and raised bed planting with separate decking area. The kitchen is from roundhouse with stone work surfaces, modern appliances and plenty of storage. There is a utility room and a downstairs cloakroom. On the first floor is the spacious principal bedroom with built-in storage and a modern en suite shower room. There are two further double bedrooms and a beautiful family bathroom. On the second floor, which was extended by the owners, is another double bedroom with en suite.



Guide price: £1,950,000

Tenure: Freehold

Local authority: London Borough of Richmond Upon Thames

Council tax band: G





Location

Morley Road is within proximity to Richmond town centre, St Margarets and many of the area's superb attractions, such as the River Thames, Richmond Green and Richmond Park.

Local transport links include numerous bus routes to surrounding areas, plus frequent trains to central London via South West trains from St.

Margarets and Richmond stations and London Underground's District Line (West End 38 minutes) from Richmond station. The property is well-placed for access to the A316/M3, M4 and M25 motorways. Heathrow Airport can be reached easily by road, train or bus.

Schooling in the area is second to none with Orleans Park, Kings House, The Vineyard and Old Deer Park.

Other places of interest include the UNESCO World Heritage Site at The Royal Botanic Gardens Kew, Twickenham Stadium and Marble Hill Park.

*All times and distances are approximate.






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Approximate Gross Internal Area : 185.9 Sq. metres
2001 Sq. feet

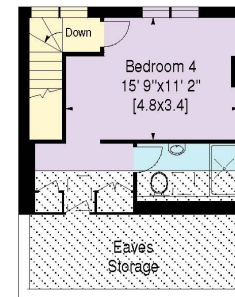
Including Restricted Height : 5.7 Sq. metres
62 Sq. feet

Including Eaves Storage : 13.2 Sq. metres
142 Sq. feet

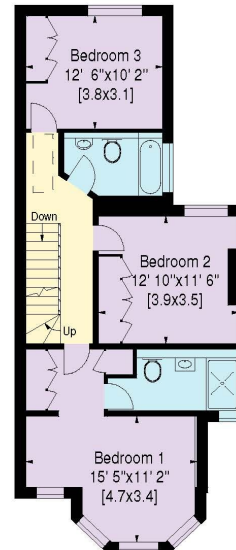
 Under 1.5m head height



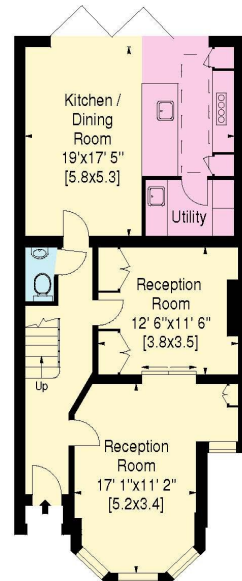
Site Plan



Second Floor



First Floor



Ground Floor

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated November 2023. Photographs and videos dated May 2019.

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