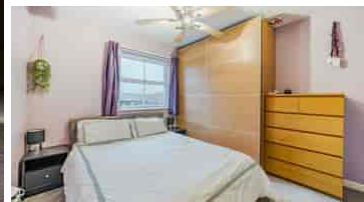
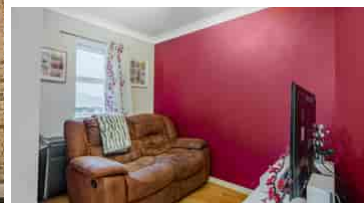
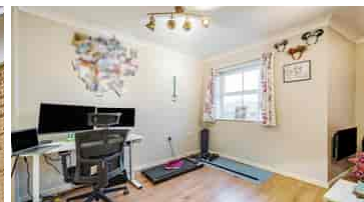


£205,000 Leasehold

International Way, Sunbury-on-Thames TW16 7HP



- Second (Top) Floor
- Semi-Open-Plan Reception/Kitchen
- Short Walk from Upper Halliford Station
- Approx. 485 Sqft Gross Internal Area
- Parking Space
- Supermarket and Shopping Centre Nearby

## GENERAL DESCRIPTION

A top-floor, one-bedroom flat within this gated development. The property features a reception room with archway leading through to the kitchen. There is a spacious bedroom and a pair of storage/utility cupboards have been provided in the entrance hallway. Well insulated walls and roof make for a good energy-efficiency rating. Sunbury Cross Shopping Centre and a Tesco Extra are both close by and Upper Halliford Railway Station, for SWR services between Shepperton and London Waterloo, is also just a short walk away. The flat comes with use of an allocated parking space.

**Tenure:** Leasehold (125 years from 31/03/2004).

**Service Charge:** £187.58 per month (subject to annual review).

**Ground Rent:** £250.00 for the year.

**Council Tax:** Band C, Spelthorne Borough Council.

**Please Note:** This property is currently part-owned by A2Dominion Housing Association but is offered as a 100% open-market sale. Upon completion, the full leasehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals).

## DIMENSIONS

### SECOND FLOOR

#### Entrance Hall

#### Reception Area

13' 8" x 11' 6" (4.17m x 3.51m)

#### Dining Area

9' 4" x 6' 4" (2.84m x 1.93m)

#### Kitchen

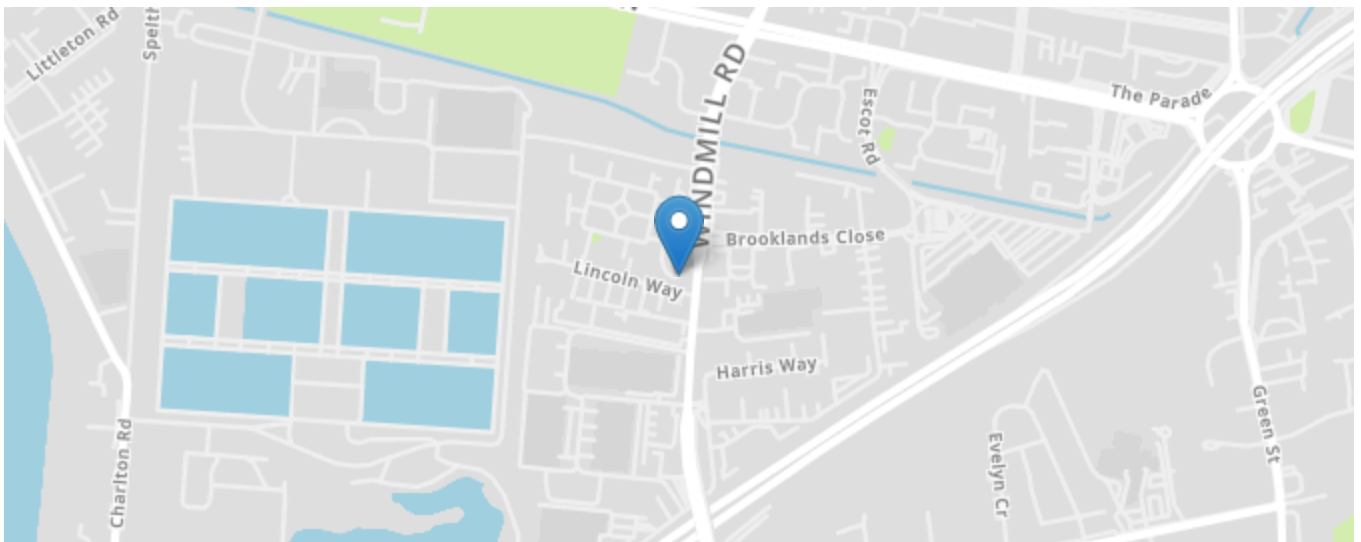
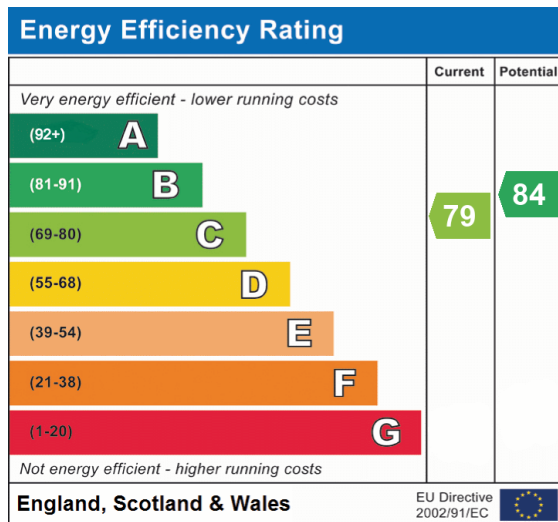
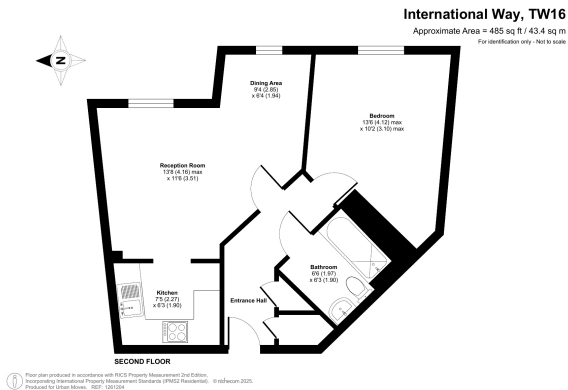
7' 5" x 6' 3" (2.26m x 1.91m)

#### Bedroom

13' 6" max. x 10' 2" max. (4.11m x 3.10m)

#### Bathroom

6' 6" max. x 6' 3" max. (1.98m x 1.91m)



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.