



Seymour Road, East Molesey, Surrey, KT8 0PB



Guide Price £ 925,000 F/H

Tudor & Co of East Molesey are pleased to offer for sale this rare to the market, attractive, circa 1928 built three bedroom semi-detached home located in a prime central road in East Molesey, with the benefit of privacy from the front to the rear of the property. Conveniently positioned within easy reach of East Molesey village shops, schools and Hampton Court with its Palace, restaurants and station – (ideal for commuters, zone 6). The property has been with the family for almost 70 years and offers an abundance of character throughout with high ceilings with picture rails, original wood panelled internal doors upstairs, beautifully pressed metal ceilings (recycled by the builder in 1928 from an old Victorian mansion which was being demolished), central heating (gas), double glazing throughout and two gas fireplaces. Its last extensive renovation was in the late 1970s, meaning the property is ready for a fresh renovation and has potential for extension (an architecturally designed proposed extension with planning permission may be seen at <http://bit.ly/2rQravl>).

The accommodation comprises: an entrance hallway which leads to a living room, an extended dining room, a further dining area which leads to a kitchen with many cupboards. There is a corridor off the kitchen with access to a W.C. and a door leading to a nicely sized side garden with a gate leading to the front and a wall with a stunning mural painting of a WWII Spitfire. Stairs from the hallway lead up to a landing with access to three impressive bedrooms (in bedroom two there are stairs which lead up to a loft room/potential bedroom 4 with storage cupboard and extensive views over the rear garden) a bathroom and a separate W.C.

Externally the rear garden is long and very impressive, boasting well stocked borders, several fruit trees (including a Bramley Apple tree) and laid to lawn with a Wilderness Patch for wildlife at the end of the garden. To the front there is a pretty front garden with off road parking with an attached garage and side gate. (EPC Rating: E). Viewings are highly recommended via Tudor & Co. 0208 224 4020

TUDOR & CO

61 WALTON RD, E.MOLESEY, SY, KT8 0DP

T. 0208 224 4020

www.tudorandco.co.uk

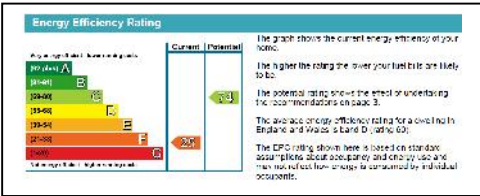
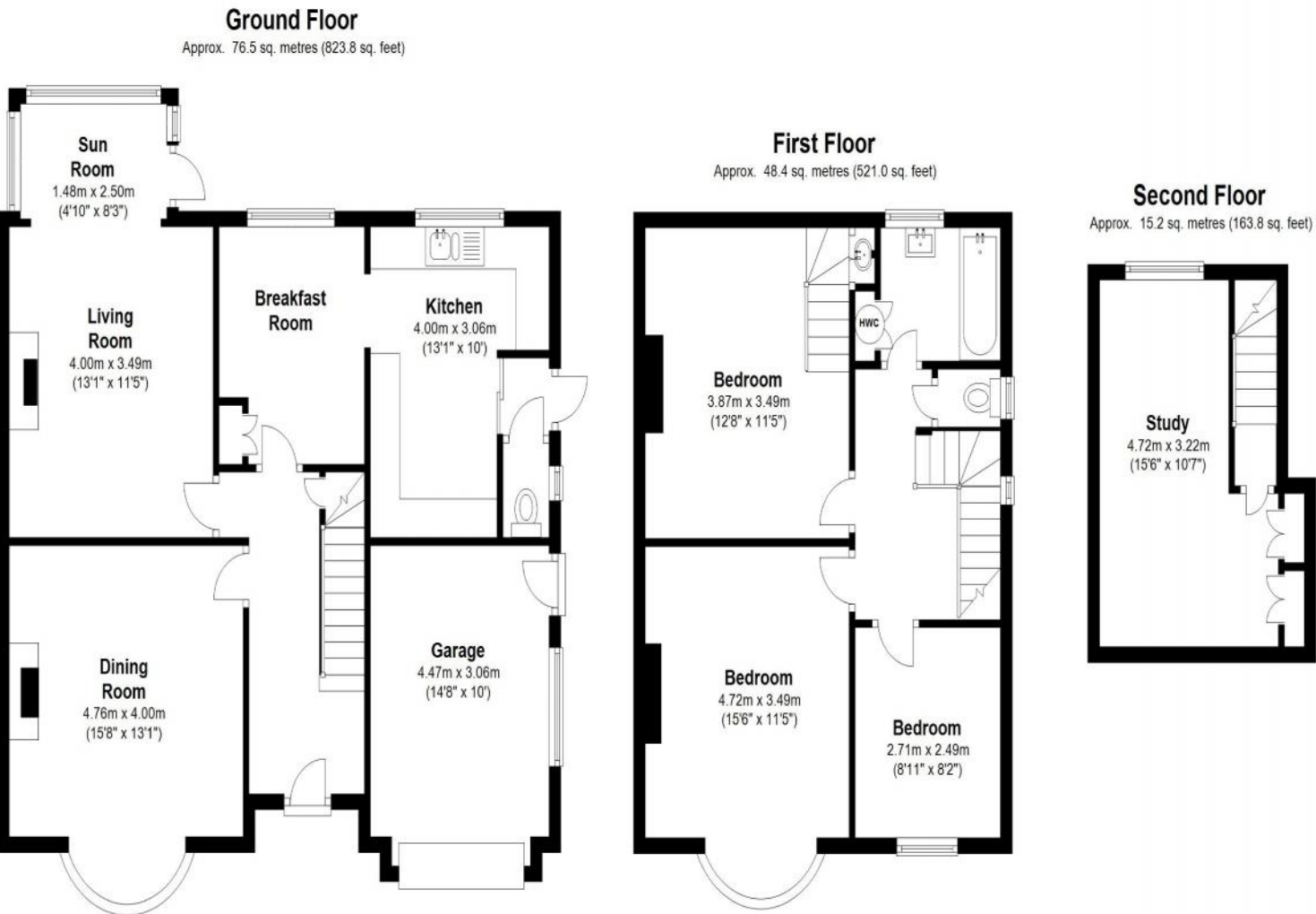
PROPERTY DETAILS



PROPERTY DETAILS



PROPERTY DETAILS



Total area: approx. 143.3 sq. metres (1541.9 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of floors, walls and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for information purposes only and should be used as a guide only by prospective purchasers. The services, fixtures and appliances listed in these specifications have not been tested and no guarantee is made as to their operating ability or their efficiency can be given.

For the full Energy Performance Certificate – Please contact Tudor & Co

Please Note: These sales particulars are only intended as a guide and do not form part of any contract – For fixture & fittings, please consult your conveyancer who will have a list of which items will be staying. All the measurements stated are approximate only. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture is included in any sale. Where shown, details of lease, ground rent & service charge are provided by the vendor & their accuracy cannot be guaranteed as the information has not been verified. Where appliances, including central heating, are mentioned, it cannot be assumed that they are included & are in working order as they have not been tested.

TUDOR & CO
61 WALTON RD, E.MOLESEY, SY, KT8 0DP

T. 0208 224 4020
www.tudorandco.co.uk