



17 Oxford Crescent, New Malden

£715,000 *Freehold*

KT10 8PS

A delightful three bedroom semi-detached house offering good sized rooms throughout with the added benefit of a lovely large rear back garden with lawned area and mature trees and shrubs. There is off street parking to the front for two cars, this lovely home is located on a quiet road within walking distance to both Berrylands and New Malden (approx 20 mins), has easy access to local bus routes and the lovely Hogsmill Nature Reserve is a short walk away as are the local shops in South Lane. The house has wonderful extension potential (STPP) and viewing highly recommended. Council Tax Band E (Kingston). EPC Rating D.

- Three Bedrooms
- Two Reception Rooms
- Kitchen
- Bathroom
- Conservatory
- Lovely Rear Garden
- Off Street Parking
- Double Glazed

OXFORD CRESCENT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1141 SQ FT - 106.0 SQ M
(EXCLUDING GARAGE & OUTBUILDING)
GARAGE AREA: 136 SQ FT - 12.60 SQ M
OUTBUILDING AREA: 88 SQ FT - 8.20 SQ M
TOTAL AREA: 1365 SQ FT - 126.80 SQ M



FOR ILLUSTRATION PURPOSES ONLY

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