

LEASEHOLD



Maisonette (EPC Rating: E)

# RUSHEY CLOSE NEW MALDEN KT3 5BW

Asking Price

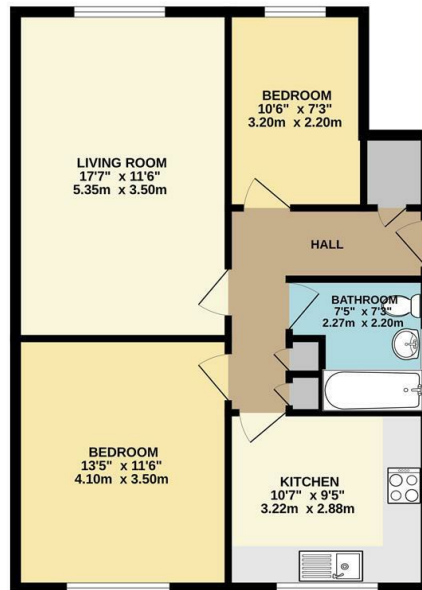
£410,000



# 2 Bedroom Maisonette located in New Malden

Very well presented throughout, this two bedroom ground floor maisonette comprises spacious reception room, beautiful modern kitchen with white high gloss units, two bedrooms and a modern family bathroom, all with underfloor heating. Situated in a quiet cul-de-sac location this purpose built maisonette benefits from communal gardens, a garage and an allocated parking space. New Malden train station is less than 1 mile away offering a frequent service into London Waterloo. Access to the A3 by car takes just a few minutes and there are several local bus routes close to the property. New Malden High Street offers a good selection of shops, cafes and restaurants, the local area boasts excellent schools and there are lovely green spaces nearby including Green Lane Recreation Ground, the Hogsmill River and Rose Walk Nature Reserve which is just a few hundred meters away. **NO ONWARD CHAIN.**

GROUND FLOOR  
669 sq.ft. (62.1 sq.m.) approx.

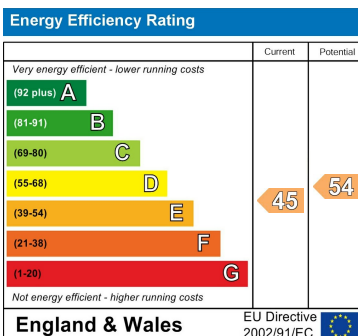


TOTAL FLOOR AREA: 669 sq.ft. (62.1 sq.m.) approx.  
While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given for their availability or efficiency data be given.  
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Council Tax Band

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Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.