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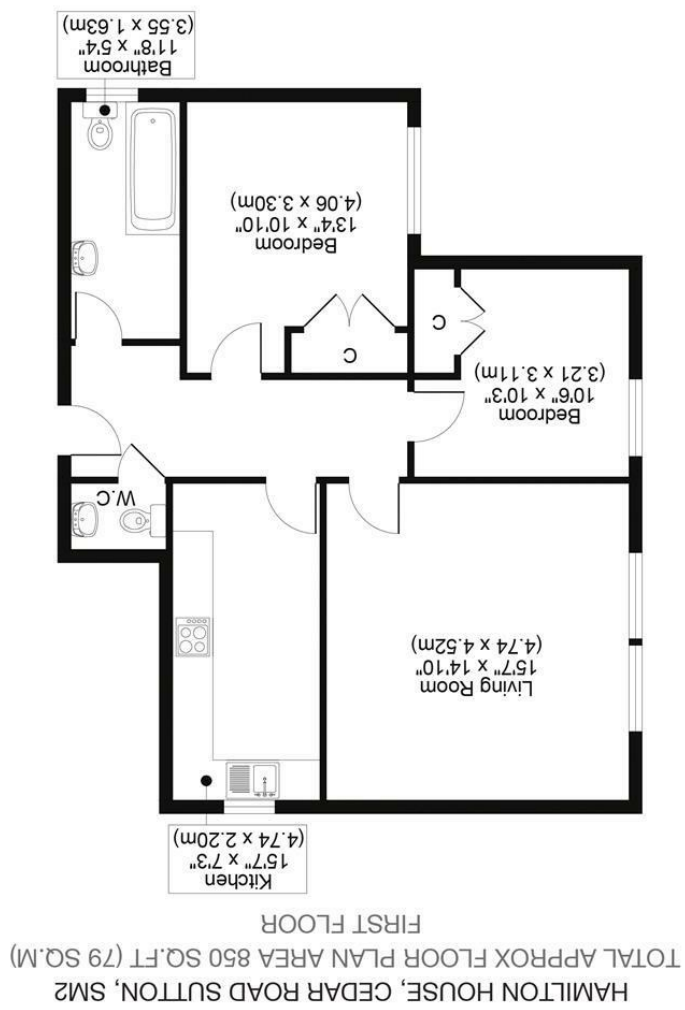
RICS

The Property Ombudsman

CHRISTIES

optica
 optimedia.co.uk

All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



CHRISTIES



GUIDE PRICE - £350,000-375,000

WELCOME TO HAMILTON HOUSE, SUTTON - A CHARMING FIRST-FLOOR FLAT THAT COULD BE YOUR NEXT DREAM HOME! THIS DELIGHTFUL PROPERTY BOASTS A LARGE RECEPTION ROOM, PERFECT FOR RELAXING OR ENTERTAINING GUESTS. WITH TWO LOVELY DOUBLE BEDROOMS, THERE'S PLENTY OF SPACE FOR A SMALL FAMILY OR GUESTS TO STAY OVER. THE BATHROOM IS CONVENIENTLY LOCATED FOR EASY ACCESS FROM BOTH BEDROOMS.

SITUATED IN A PRIME LOCATION IN SUTTON, THIS FLAT OFFERS EASY ACCESS TO LOCAL AMENITIES, SCHOOLS, AND TRANSPORT LINKS, MAKING IT IDEAL FOR THOSE SEEKING CONVENIENCE AND A VIBRANT COMMUNITY.

ONE OF THE STANDOUT FEATURES OF THIS PROPERTY IS THE PARKING SPACE AVAILABLE FOR ONE VEHICLE, ENSURING YOU NEVER HAVE TO WORRY ABOUT FINDING A SPOT AFTER A LONG DAY.

DON'T MISS OUT ON THE OPPORTUNITY TO MAKE THIS LOVELY FLAT YOUR OWN - BOOK A VIEWING TODAY AND ENVISION THE POSSIBILITIES OF LIVING IN THIS WONDERFUL PROPERTY.

- PARKING
- TWO DOUBLE BEDROOMS
- CHAIN FREE
- COUNCIL TAX BAND C
- EPC RATING B

