



2 BEDROOM APARTMENT IN GATED DEVELOPMENT

FLAT 4, ROSEMARY GATE, 14 ESHER PARK AVENUE, KT10 9NZ



CENTRAL POSITION CLOSE TO HIGH STREET

FLAT 4, ROSEMARY GATE, 14 ESHER
PARK AVENUE, KT10 9NZ

Reception room ♦ Kitchen/breakfast room
2 bedrooms ♦ 2 bathrooms ♦ Guest
cloakroom ♦ Communal gardens
♦ Secure underground parking
♦ Secure storage locker ♦ EPC rating: C

Location

Rosemary Gate is a private gated development on Esher Park Avenue, one of Esher's premier private roads. It is enviably located within just a few hundred yards of Esher High Street with its array of shops, boutiques, bars and restaurants, Everyman cinema and Waitrose supermarket. Both Esher and Claygate mainline railway stations are about 1 mile away and offer regular and direct trains to London Waterloo from 23 and 31 minutes respectively.

The Elmbridge area is popular with families as there is an excellent selection of both state and independent schools in the local area.



Description

Set behind secure gates these luxury apartments are surrounded by well maintained communal gardens which feature a covered seating area. The apartments have both stairs and lift access and no. 4 is located on the first floor. You are welcomed into the entrance hall benefitting from a guest cloakroom, store cupboard and airing cupboard. The living room is situated at the rear of the apartment and boasts French doors out to a delightful balcony and a gas fire. The kitchen is adjacent and has ample space for a dining table and chairs and is fitted with a range of wall and base mounted cabinetry and integrated appliances. The master bedroom is a generous size with built in wardrobes as well as an en suite bathroom with separate shower, the second bedroom also has an en suite shower room. The property is offered with secure underground parking and a storage locker.

Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

Viewing

Strictly by appointment with Savills

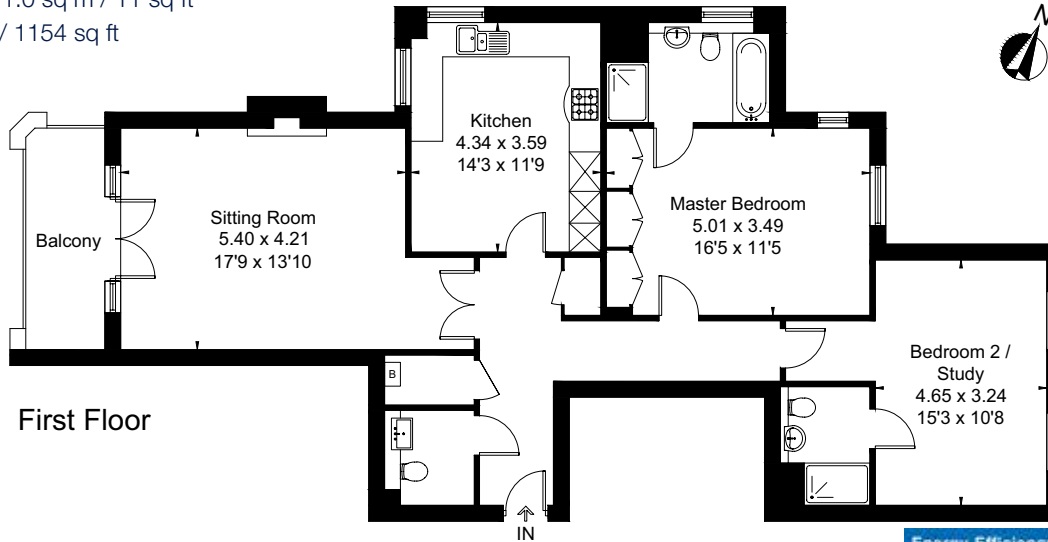


FLOORPLANS

Total Approximate IPMS2 Floor Area = 106.2 sq m / 1143 sq ft

Limited Use Area = 1.0 sq m / 11 sq ft

Total = 107.2 sq m / 1154 sq ft



First Floor

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