



A beautifully presented and superbly located home

The Vineyard, Richmond, Surrey, TW10

£2,650,000 Freehold





Off-street parking • Lovely private garden • Beautifully refurbished • Bespoke kitchen • Fully detached Victorian home

Local Information

This section of The Vineyard is particularly charming with the eclectic mix of Georgian, Victorian and Edwardian architecture, together with the almshouses.

The house is within easy access of Richmond town centre which offers a wide selection of shops including recognised High Street retailers, the famous Richmond Theatre, two cinemas and a sophisticated selection of restaurants and bars.

Fast access to the City and West End can be achieved from Richmond main line (London Waterloo) and underground station, which can be found within just a few hundred metres of the house.

Richmond Park and the river are also nearby and offer an ideal retreat from the hubbub of daily life

Local schools enjoy an excellent reputation and are considered amongst the best in the country.

About this property

Having undergone an extensive refurbishment and redevelopment by the current owner, this wonderful detached Victorian home offers an incredible opportunity to make a home on Richmond Hill.

As you enter the house what immediately strikes you is the fantastic ceiling heights which continue on each floor. The ground floor of the property provides a spacious double reception room with French doors leading out to a small internal courtyard created as part of the architect designed kitchen extension. From the generous hallway, you are taken through to the modern kitchen with double bi-folding doors opening out on to the lovely garden. A Cloakroom completes the accommodation on this floor.

The first floor is home to a double bedroom and family bathroom with the master bedroom suite situated to the front of the house, complete with walk-in wardrobe and ensuite bathroom.

To the top floor you find two further generous double bedrooms, one with a delightful balcony with far reaching views up Onslow Road, and another beautifully appointed shower room.

There is also a fully tanked basement where you find the utility room and plenty of storage.

To the front of the property there is gated off-street parking and a mature and distinctive Willow tree Richmond Hill.



that forms a true landmark for this area of Richmond.

Tenure

Freehold

Local Authority

Richmond Upon Thames

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Richmond Office.

Telephone:
+44 (0) 20 8614 9100.






The Vineyard

Approximate Gross Internal Area = 2413 sq ft / 224.2 sq m



Not to scale, for guidance only and must not be relied upon as a statement of fact
All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C	70	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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