



A beautifully refurbished four bedroom family home

**Fifth Cross Road, Twickenham, TW2**

£950,000 Freehold





Located on a picturesque residential road • Contemporary open plan kitchen • 4 bedrooms • 2 reception rooms • Residential parking

#### Local Information

Fifth Cross Road is situated in a prime spot for some of the area's excellent range of schools, including Waldegrave Girls.

Twickenham Green and the high street are within easy access and there are fantastic transport links nearby including Strawberry Hill, Fulwell and Twickenham train stations, all of which have a direct link to London Waterloo.

#### About this property

This attractive four bedroom Victorian family home comprises of 1320 sq ft.

The property benefits from a contemporary open plan kitchen facing onto the rear garden with a charming terrace.

On the first floor is the master bedroom with built in wardrobe storage, a large family bathroom with beautiful tiles, and a study/bedroom space with additional built in wardrobe storage.

The second floor is converted into two bedrooms which overlook the garden and a separate WC .

#### Tenure

Freehold

#### Local Authority

Richmond upon Thames

#### Energy Performance

EPC Rating = D

#### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Richmond Office.  
Telephone: +44 (0) 20 8614 9100.



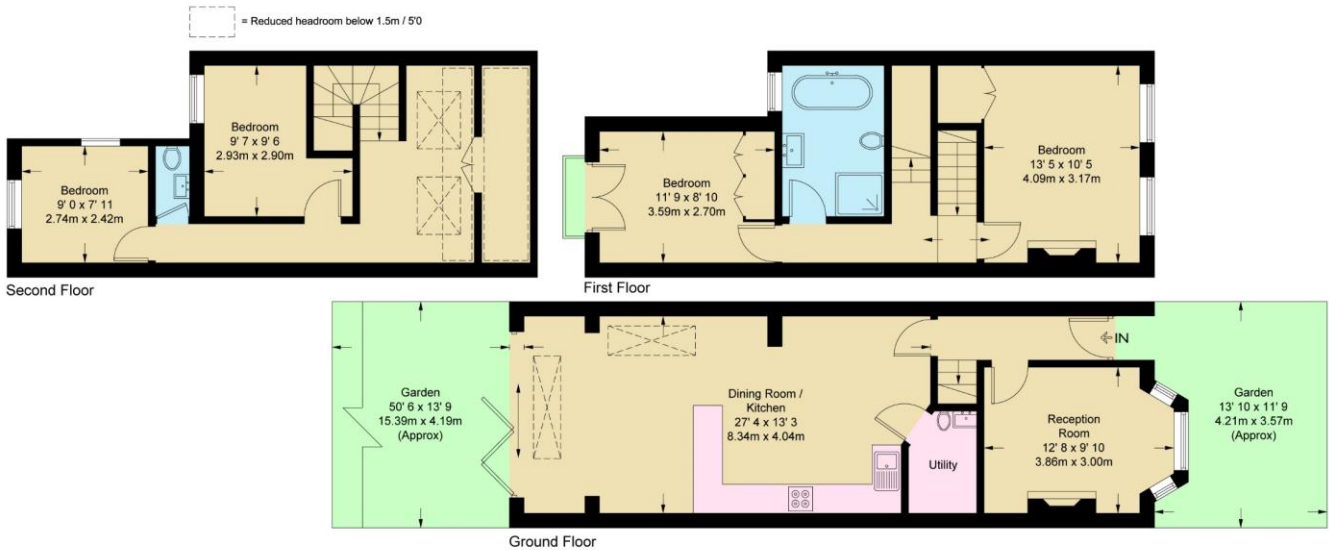







Fifth Cross Road

Approximate Gross Internal Area = 1320 sq ft / 122.6 sq m  
(Excluding Reduced Headroom)  
Reduced Headroom = 63 sq ft / 5.9 sq m  
Total = 1383 sq ft / 128.5 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		86
(69-80) <b>C</b>		
(55-68) <b>D</b>	62	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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