





# Cloister Close, Teddington

2 bedroom apartment for sale

Offers in excess of £400,000  
Leasehold

## Description

This purpose-built apartment is situated in a superb location off Ferry Road views over Udney Hall Gardens and within a close walk into the heart of Teddington High Street.

Offering two double bedrooms, this bright and spacious apartment is in good presentation has a separate kitchen and open plan living dining room.

There are well-kept communal gardens and the flat comes with the rare benefit of having communal residents parking. The accommodation comprises of a large living/dining room, a good size fitted kitchen, a family bathroom with over-bath shower and two double bedrooms, plus two storage cupboards in the hallway.

This block is nestled at the back of the development which is quiet and has views over Udney Hall Gardens. It's within a few minutes walk Teddington High Street with its array of shops and restaurants and an easy walk to Teddington station, Teddington Lawn Tennis Club and Teddington pool and fitness centre.

Offered with no onward chain, early viewings are advised.

We have been advised by the seller of the following information:

Leasehold: 69 Years remaining

Maintenance Charges: £1,359.00 per annum (approx)

Ground Rent: TBC

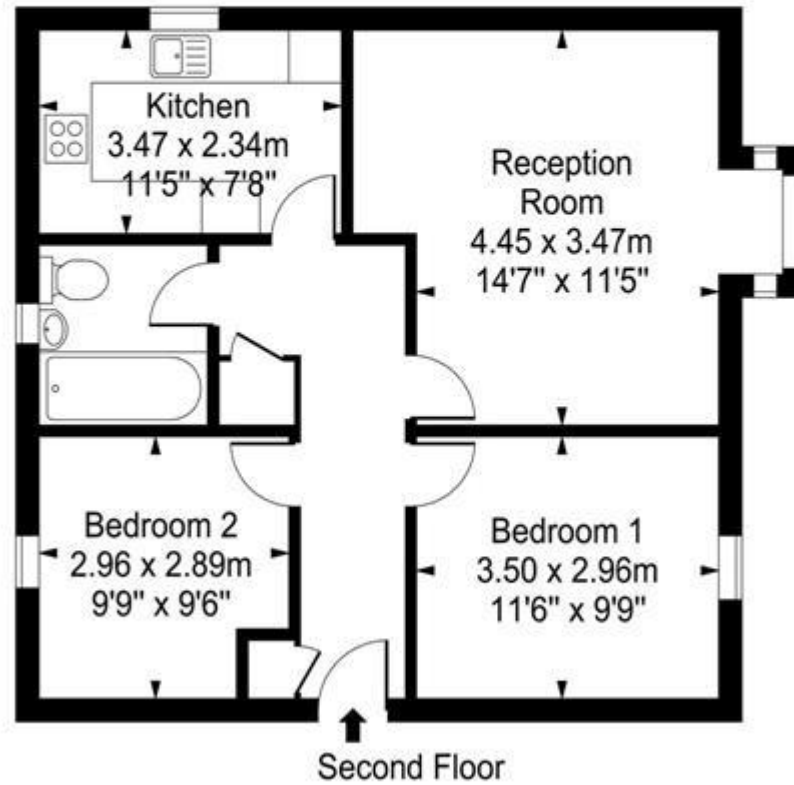


## Tenure

Leasehold

# Cloister Close

Approx. Gross Internal Area  
61 Sq M - 653 Sq Ft



Every attempt is made to assure accuracy, however  
measurements are approximate and for illustrative purposes only. Not to scale.  
Floor plan by [www.frameworkphotos.co.uk](http://www.frameworkphotos.co.uk)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>78</b>	<b>78</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		

Viewing by appointment only  
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