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# Woffington Close, Hampton Wick, KT1 4EF

Second and Third Floor 2 double bedroom Maisonette in a popular development with residents parking, communal gardens, secure entry phone access to communal areas with a private storage cupboard on the ground floor, stairs upto the second floor walkway with access to the property and use of a shared drying area. Situated only 0.2 miles from Hampton Wick village shops and train station and within 0.6 miles of Sacred Heart, Hampton Wick Infants, St John the Baptist and Teddington Secondary/Sixth Form

With no onward chain and tastefully presented to offer 788 sq ft of well balanced, newly decorated living space over 2 floors with large double glazed windows and doors, quality fixtures and fittings and some new carpets.

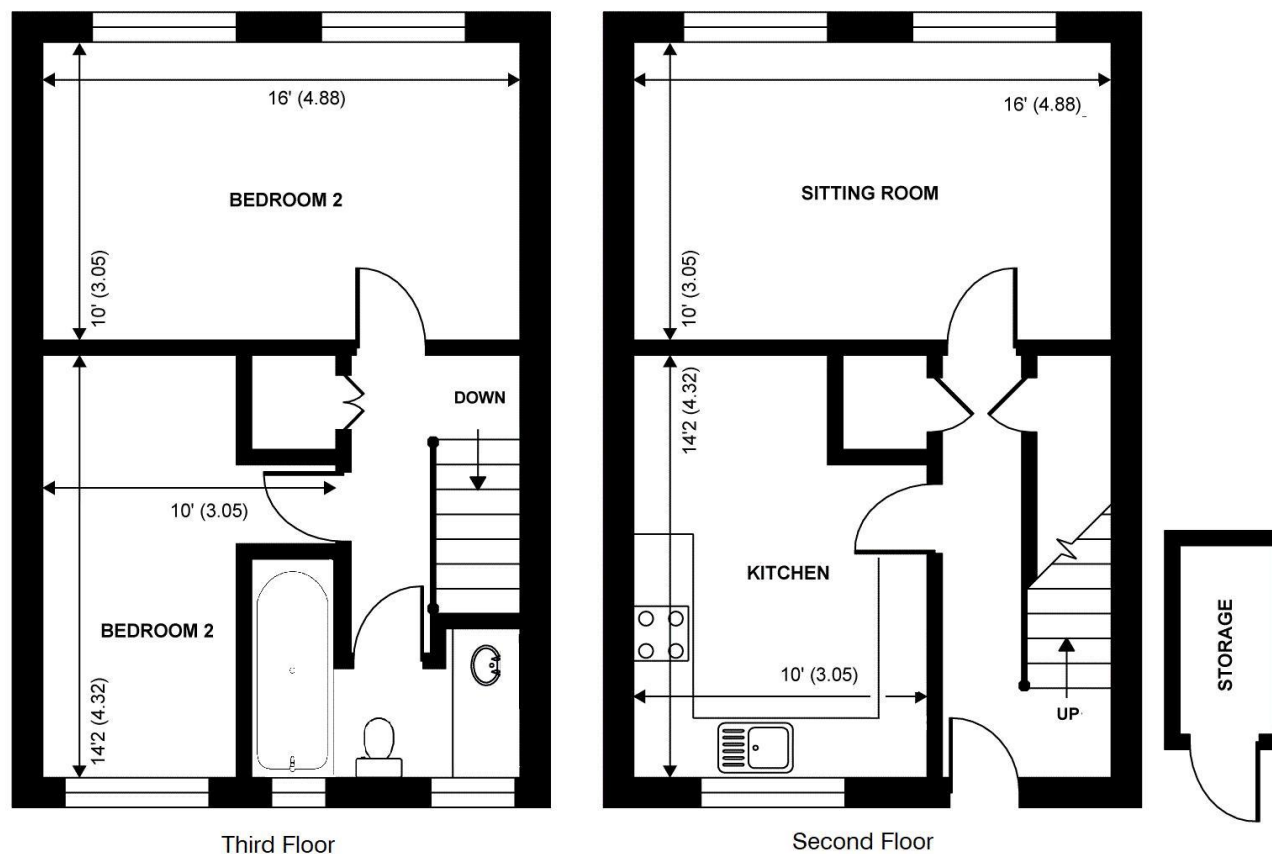
The front door opens to the spacious hallway with doors to storage, the westerly aspect living room and the separate fitted kitchen/breakfast room. Stairs in the hallway lead up to the 2 bedrooms and the modern family bathroom.

Located just 0.4 miles from Bushy Park and 0.6 miles from Kingston town centre and the River Thames with a towpath walk to Hampton Court and Richmond.  
EPC Rating D

- Second and Third Floor 2 Bedroom Maisonette
- No Onward Chain
- 172 Year Lease Remaining
- Living Room and Separate Kitchen/Breakfast Room
- Communal Gardens and Residents Parking
- Private Storage Cupboard on Ground Floor
- 0.2 Miles from Hampton Wick Station
- 0.4 Miles from Bushy Park



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Approximate Area = 788 sq ft / 73.2 sq m  
 Storage Cupboard = 20 sq ft / 1.8 sq m  
 Total = 808 sq ft / 75 sq m

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