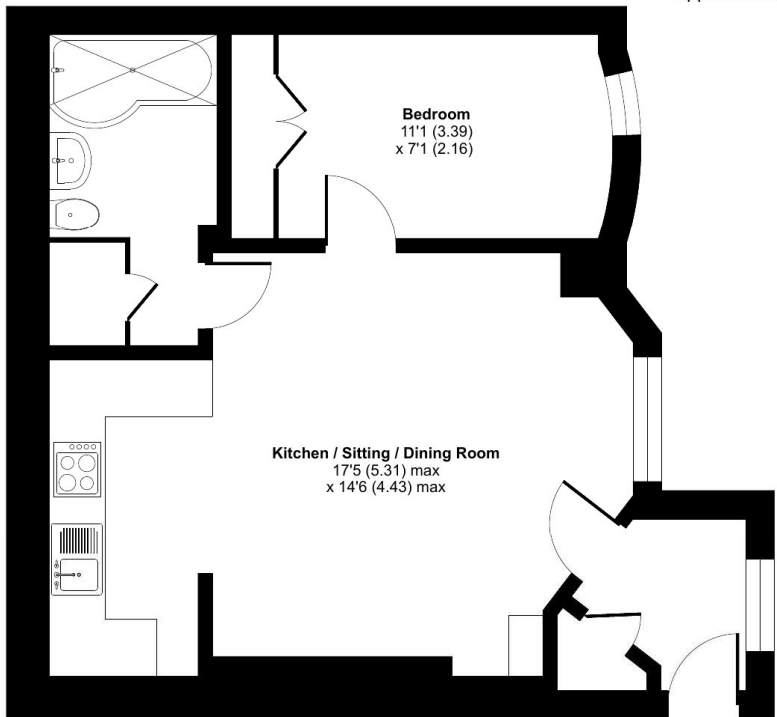


Surbiton Hill Park, Surbiton, KT5

Approximate Area = 469 sq ft / 43.5 sq m
For identification only - Not to scale

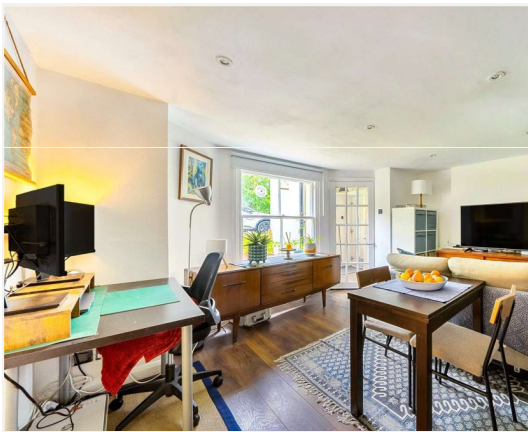


GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2026. Produced for Seymours Estate Agents. REF: 1469801



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D		
39-54	E	42 E	
21-38	F		
1-20	G		



Flat 2 Marncrest, 5 Surbiton Hill Park
Surbiton, KT5 8EF

£275,000 Guide Price

Surbiton office 13 Brighton Road, Surbiton, KT6 5LX
02083903333 / sales@seymours-surbiton.co.uk / seymours-estates.co.uk

Property details

1 bedrooms
1 baths
EPC Rating E
469 sq. ft

Seymours of Surbiton are delighted to offer this well-presented ground floor apartment positioned on the ground floor. Located within easy access of Surbiton mainline station, the property further benefits from its own private entrance, allocated parking and no onward chain.

- Easy Access to Surbiton Station
- Ground Floor Apartment
- Own Private Front Door Entrance
- Spacious Living Room
- Modern Open Plan Kitchen
- Bedroom with Built-In Wardrobes
- Modern Bathroom
- Allocated Parking
- Communal Gardens
- No Onward Chain

Council tax band: Tax band B
Local authority: Kingston Upon Thames
Tenure: Leasehold

Lease Expiry - 2176
Service Charge - £1913.21 per annum
Ground Rent - £0 per annum

[02083903333](tel:02083903333) / sales@seymours-surbiton.co.uk

