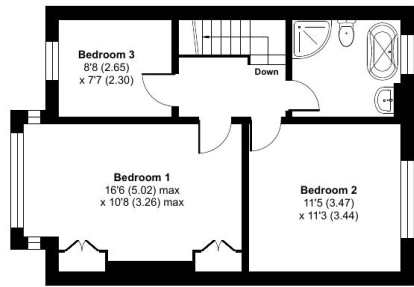


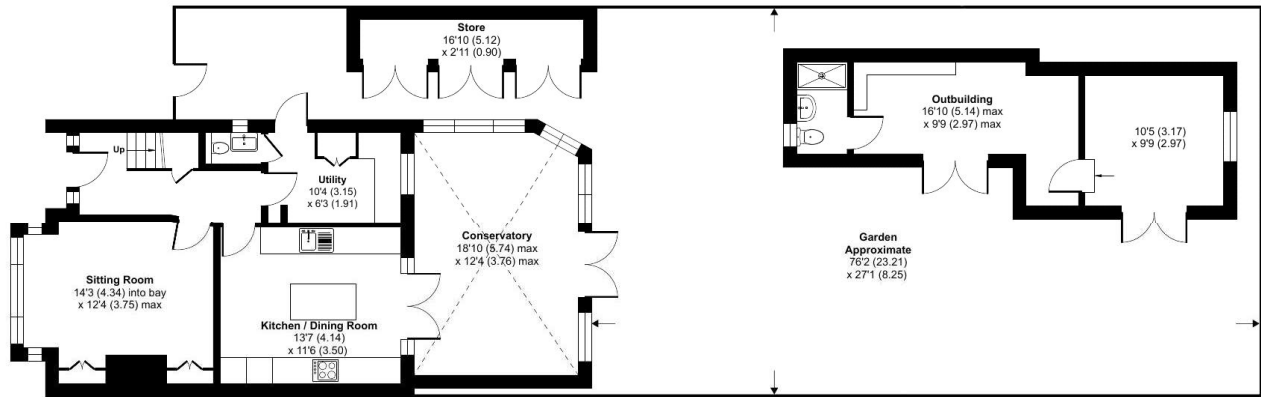
Floorplan

Beresford Avenue, Surbiton, KT5

Approximate Area = 1249 sq ft / 116 sq m
Outbuilding = 313 sq ft / 29 sq m
Total = 1562 sq ft / 145 sq m
For identification only - Not to scale

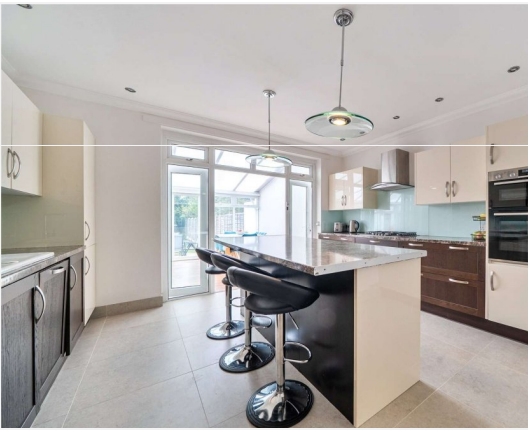


FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Seymours Estate Agents. REF: 1535399



71 Beresford Avenue
Surbiton, KT5 9LH

£765,000 Guide Price

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

The information contained in these Sales Particulars does not form part of any contract neither is any warranty given or implied by Seymours or their clients as to the accuracy of measurements of details stated. Every effort is made to ensure that our Sales Particulars are correct and reliable. We do not test service, systems and appliances and we are unable to verify they are in working order.

Property details

- 3 bedrooms
- 2 baths
- EPC Rating D
- 1249 sq. ft

Seymours of Surbiton are delighted to offer to the market this semi-detached house located in Berrylands. Within the catchment area of good local schools the property further benefits from well-presented accommodation, excellent out-building, off street parking and a secluded garden.

- Popular Residential Road
- Catchment Area of Good Schools
- Modern Kitchen/Diner
- Conservatory with Under Floor Heating
- Large Utility Room and Downstairs Cloakroom
- Three Bedrooms
- Modern Four Piece Family Bathroom
- Excellent Out-Building
- Off Street Parking
- Secluded Rear Garden

Council tax band: Tax band E
Local authority: Kingston Upon Thames
Tenure: Freehold

020 8390 3333 / sales@seymours-surbiton.co.uk

