



Thames Street  
WEYBRIDGE, KT13

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A beautifully presented four bedroom three bathroom stylish townhouse set over three floors which has been built to an exceptionally high standard within the last few years. Ideally located within walking distance to Weybridge High Street and within the catchment for several popular local schools.

Downstairs accommodation comprises a contemporary fully fitted kitchen open plan to a living/ dining room with patio doors leading onto a garden and downstairs W/C. To the first floor there is a large master bedroom with fitted wardrobes and en-suite bathroom, a second double bedroom and family bathroom. To the top floor there is a spacious bedroom with fitted wardrobes and en-suite bathroom and one further bedroom.

The property also benefits from well thought out storage cupboards on each floor and two allocated parking spaces which can be accessed via the rear of the garden. Offered unfurnished and available 1st August.



# THAMES STREET, WEYBRIDGE, KT13 8JG

## £3,000 PER MONTH

Local Authority: Elmbridge borough council  
 Council Tax Band:  
 Furniture: Unfurnished  
 Parking: Two allocated parking spaces  
 Available Date: 1st August 2022

Approximate Gross Internal Area = 148.5 sq m / 1598 sq ft

TOTAL APPROX. FLOOR AREA 1598.00 sq ft

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>		(92 plus) <b>A</b>	
(81-91) <b>B</b>		(81-91) <b>B</b>	
(69-80) <b>C</b>		(69-80) <b>C</b>	
(55-68) <b>D</b>		(55-68) <b>D</b>	
(39-54) <b>E</b>		(39-54) <b>E</b>	
(21-38) <b>F</b>		(21-38) <b>F</b>	
(1-20) <b>G</b>		(1-20) <b>G</b>	
Not energy efficient - higher running costs			
EU Directive 2002/91/EC		EU Directive 2002/91/EC	
England & Wales		England & Wales	

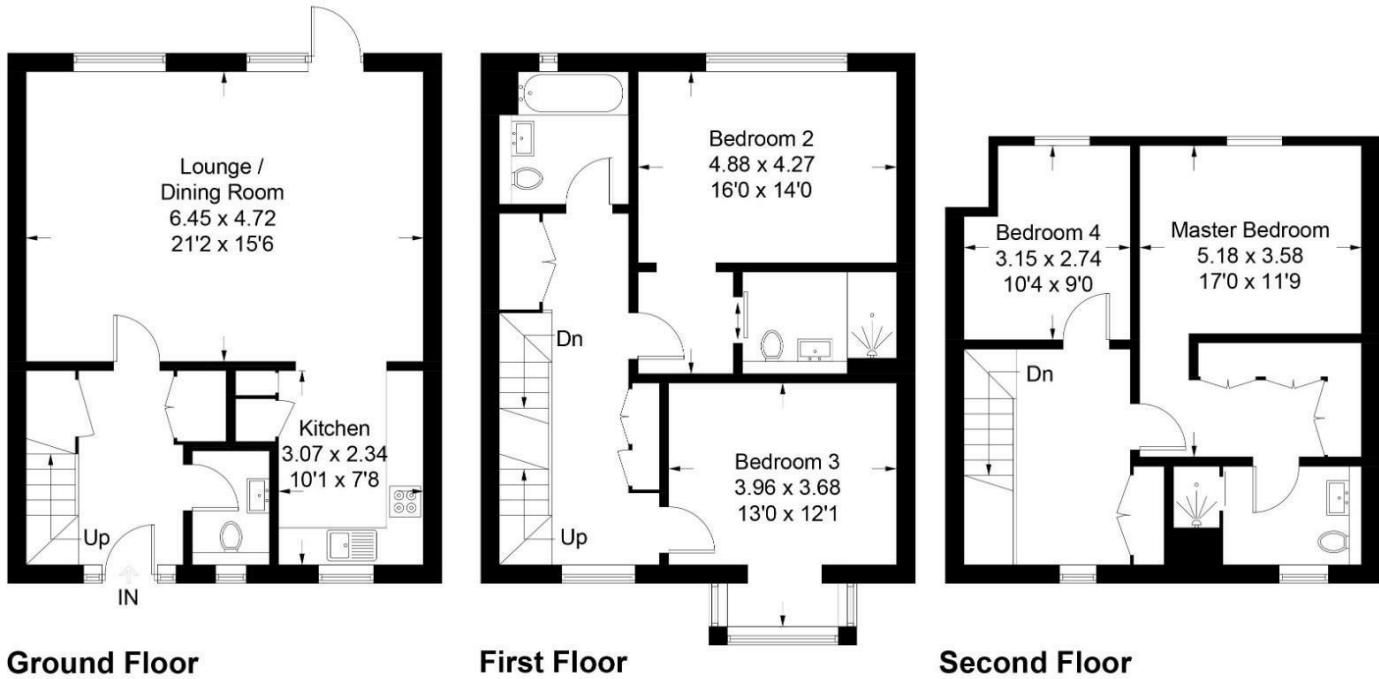
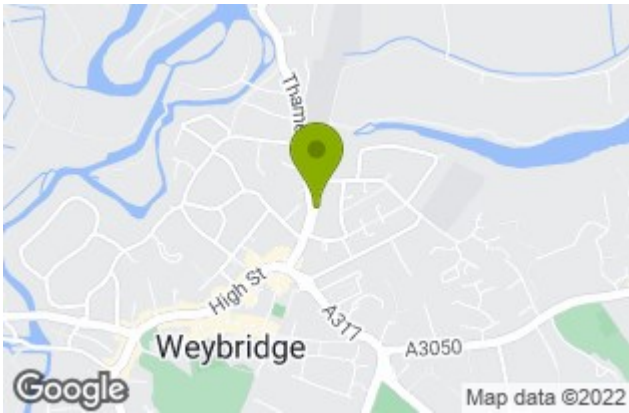


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID566409)

**Viewing:** Please contact our Surrey Office on 01932 212 880 if you wish to arrange a viewing appointment for this property.

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