



The Wilderness, East Molesey, KT8 oJT Freehold





A truly magnificent 6 bedroomed, detached house in this incredible gated riverside development.

Features

Private gated development
Two acre private island
Six bedrooms

Three receptions
Three bathrooms
Double garage

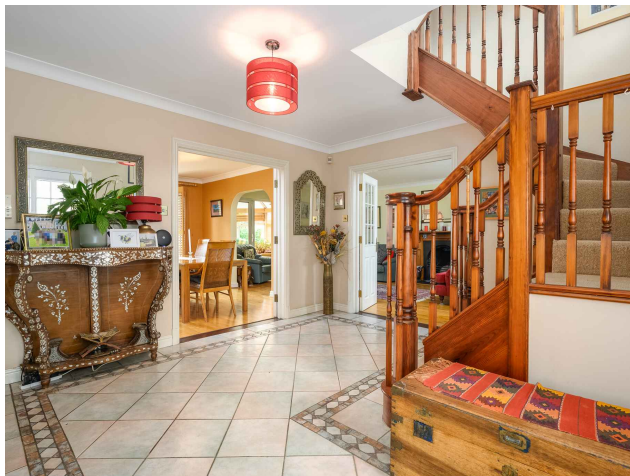
Description

This substantial detached 6 bedroom residence is in excess of over 3000 sqft. The ground floor, provides 3 reception rooms, kitchen/dinner, utility room and downstairs WC. The first floor offers 5 bedrooms, family bathroom and an en-suite bathroom. The principle bedroom suite is situated on the 2nd floor with an en-suite bathroom and walk-in-wardrobe. There is off street parking for multiple cars, a double garage and the most incredible south and west facing landscaped gardens. The property is presented in good condition throughout and could be further extended if so required STPP.

Not only is the property located on the river's edge but has access to the two-acre private island, accessible only for the residents of 'The Wilderness'. The island is breath taking, well maintained and the most magical entertaining space.

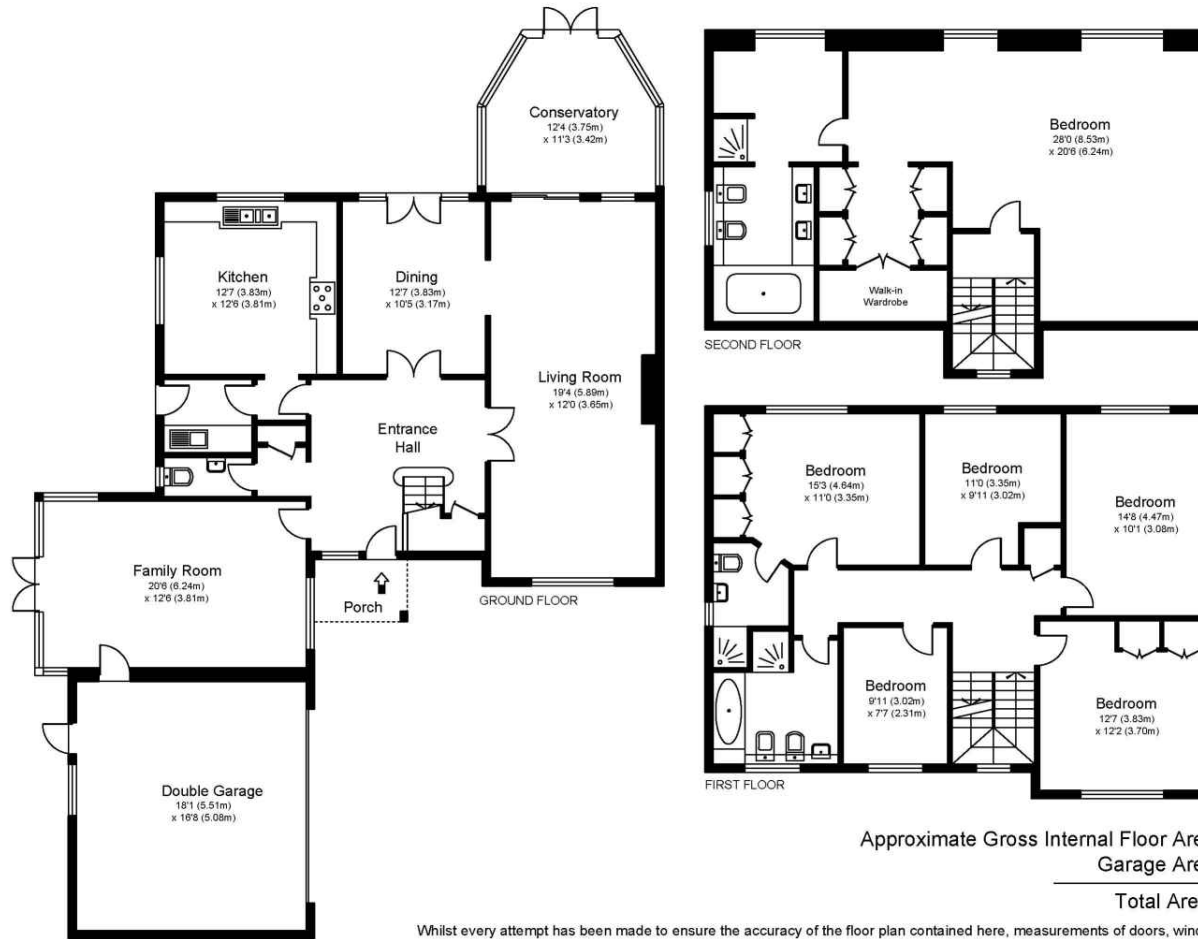
The Wilderness private gated development is in the heart of East Moseley, close proximity to East Moseley high street, Hampton court, Hampton court station and bridge road shops and cafes.

East Moseley is a charming suburban area located alongside the River Thames in the Royal Borough of Kingston upon Thames, southwest of London. Known for its scenic riverside setting and close proximity to Hampton Court Palace, the area offers a blend of history, community spirit, and modern conveniences. The high street features a variety of shops, cafes, and restaurants, while green spaces like Hurst Park and Bell Hill Recreation Ground provide opportunities for outdoor activities. The presence of Hampton Court Palace adds a touch of historic grandeur, attracting visitors from around the world. The community atmosphere, easy access to central London via public transport, and cultural events make East Moseley an appealing place to call home.





THE WILDERNESS KT8



Approximate Gross Internal Floor Area: 277 m sq / 2980 sq ft

Garage Area: 28 m sq / 302 sq ft

Total Area : 305 m sq / 3282 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatements. These plans are not to scale and are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Energy Efficiency Rating		Current	Potential
More energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		69	79
		EU Directive 2002/91/EC	



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