



**131 COMPTON CRESCENT
CHESSINGTON
SURREY
KT9 2HG
GUIDE PRICE
£700,000 - £750,000**

EXTENDED END TERRACE HOUSE

FOUR DOUBLE BEDROOMS

34'2 X 27'2 L-SHAPED KITCHEN, LIVING DINING ROOM

FOUR BATHROOM/SHOWER ROOMS

13'1 X 10'3 FAMILY ROOM

GAS CENTRAL HEATING & DOUBLE GLAZING

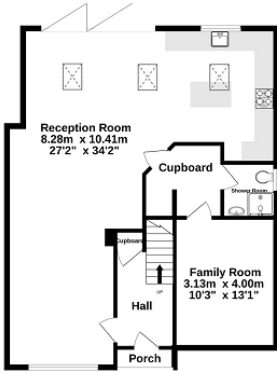
47' X 28' REAR GARDEN

16'5 X 14'9 STUDIO WITH STORAGE TO THE SIDE

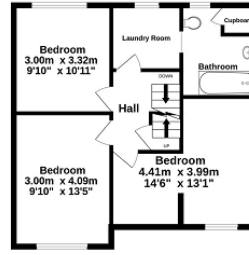
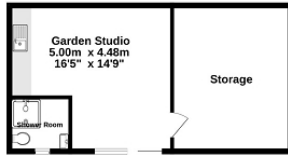
OFF STREET PARKING TO THE FRONT

AN IDEAL FAMILY HOME

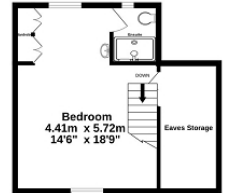
Ground Floor
221.9 sq.m. (1306 sq.ft.) approx.



1st Floor
52.1 sq.m. (561 sq.ft.) approx.



2nd Floor
32.5 sq.m. (350 sq.ft.) approx.



TOTAL FLOOR AREA : 206.0 sq.m. (2217 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.