



**1 CECILIA HOUSE
22 CHESSINGTON HALL GARDENS
CHESSINGTON
KT9 2HH
£250,000**

GROUND FLOOR FLAT

TWO BEDROOMS

15'7 X 11'6 LIVING ROOM

11'6 X 6' KITCHEN

DOUBLE GLAZED WINDOWS

GAS CENTRAL HEATING

COMMUNAL GARDENS

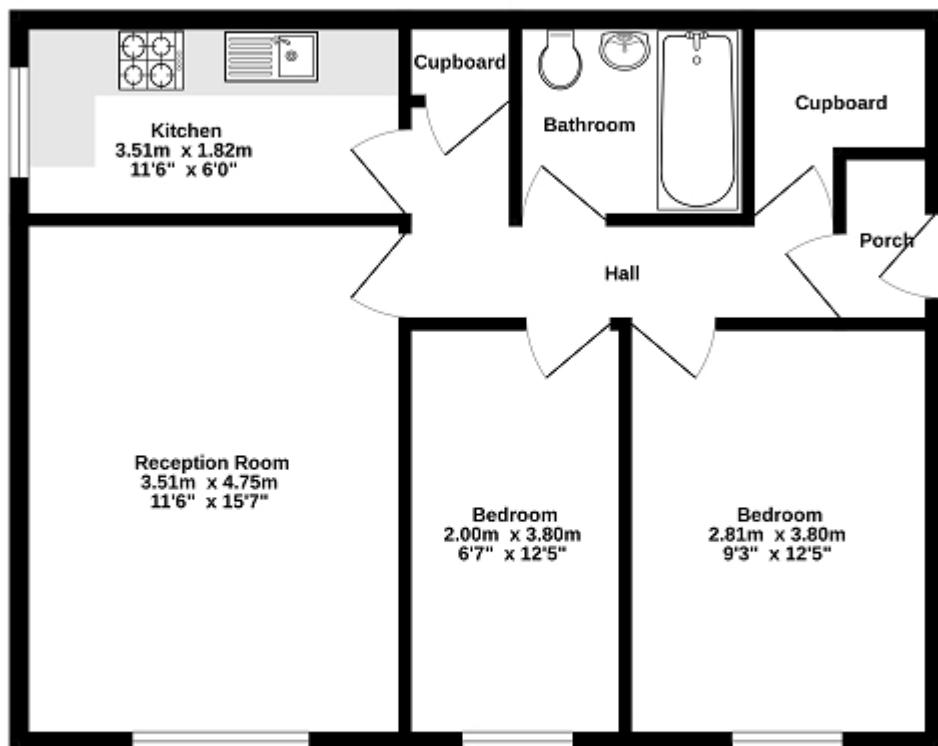
ALLOCATED PARKING SPACE

UPDATING REQUIRED

NO FORWARD CHAIN



Ground Floor
55.5 sq.m. (597 sq.ft.) approx.



TOTAL FLOOR AREA: 55.5 sq.m. (597 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms etc. are approximate, and no responsibility is taken for any error, omission or inaccuracy. This plan is for guidance purposes only and should not be used as such for any planning or construction. The services, cylinders and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



Energy Efficiency Rating

| | Current | Potential |
|---|----------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | 72 | 75 |
| (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.