Hamptons
INTERNATIONAL



Kingston Hill, Kingston Upon Thames, KT2

3 2

£1,250,000
(£1,250,000)

Property details



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Key features

- **Exclusive Gated Development of 13**
- **Prime Location Backing onto Richm**
- **Bespoke Wooden Heart Weybridge**
- **Principal Bedroom with Walk-In Wa**
- **Two Further Bedrooms with Built in**
- **Four Piece Bathroom & Additional V**
- **Utility Cupboard with Bosch Appliar**
- **Private Garden**
- **Allocated Parking with EV Charger**
- **Energy-Efficient Design with Solar I**

Attributes

- **Apartment**

*Prices are subject to change, pound sterling price is converted using Bank of England exchange rates

Description

OVER 50% RESERVED A beautiful, well-appointed, three-bedroom luxury apartment set within the exclusive 'Shalford Lodge' development, overlooking Richmond Park.*OVER 50% RESERVED*Shalford Lodge is an exclusive collection of just thirteen brand-new two and three-bedroom luxury apartments, located on the highly sought-after Kingston Hill.This three-bedroom apartment extends to approximately 1,776 square feet, making it one of the largest within the development and is primely positioned on the ground floor. Entering into the apartment, the generous and welcoming hallway provides access into all of the principal rooms.The open plan living, kitchen and dining area is a stand out feature, extending over 23ft long. The bespoke 'Wooden Hearts Weybridge' kitchen features Silestone worktops, integrated Bosch appliances, wine chiller and a 4-in-1 Qettle tap. From the living area, you have direct access out onto your own private garden.The principal bedroom suite benefits from a luxury four-piece en suite bathroom with double sink and an additional adjoining room, ideal for use as a dressing room or walk-in wardrobe. Two further double bedrooms are served by a Jack and Jill bathroom, finished to a high specification with Roca sanitaryware, Hansgrohe fittings and Porcelanosa tiling.To complete the accommodation, there is a utility cupboard with washing machine and dryer, as well as a separate WC, ideal for visitors.Shalford Lodge is a gated development, providing security and privacy. Every apartment has an allocated parking space alongside EV charger and all residents have access to the communal gardens, as well as many homes having their own private outdoor area.Shalford Lodge enjoys a truly remarkable setting, backing directly onto the historic King’s Wall and offers many apartments uninterrupted views across Richmond Park, London's largest Royal park. The development blends contemporary architectural design with its historic and natural surroundings.Each apartment has been purpose-built to the highest standards, incorporating exceptional craftsmanship, premium materials and energy-efficient technology throughout. The interiors have been designed to deliver timeless elegance, combining spacious layouts with luxury specification and modern functionality.SituationLocated in the sought-after Kingston Hill area. Less than 2 miles from the vibrant town centre of Kingston upon Thames, providing an excellent mix of shops, cafés, restaurants, and cultural venues. Positioned backing onto the iconic Richmond Park, residents have direct access less than 100m down the road.Norbiton (1.1 miles) and Kingston stations (1.7 miles) are both nearby, with fast and frequent rail services into London Waterloo, 26 and 28 minutes respectively. Property Ref Number: HAM-63016Additional InformationPlease note some pictures may be CGI or photographs of the show home.







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Floor plan





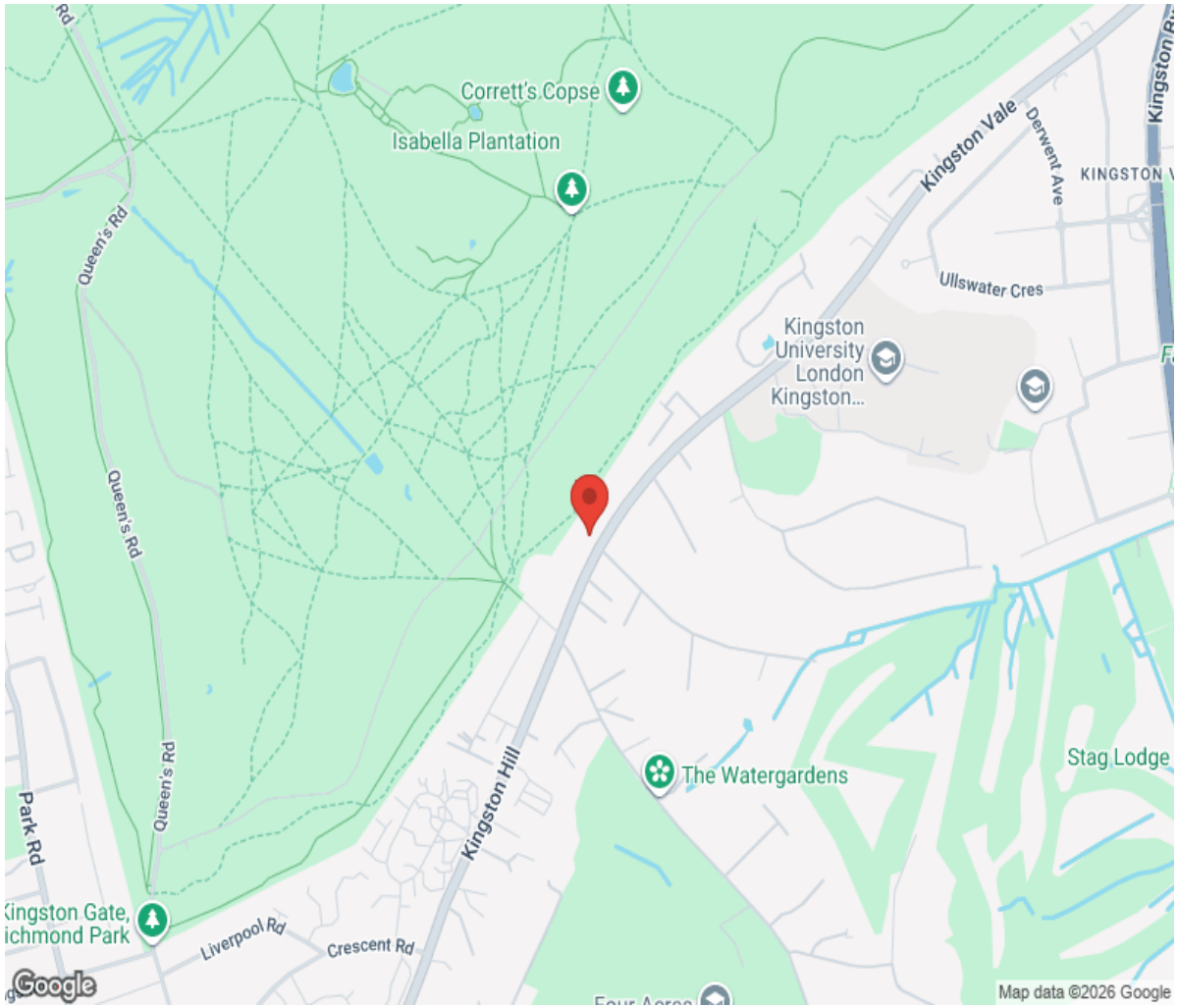
GROUND FLOOR
APARTMENT 1

Kitchen/Dining	7249 x 4336	23'10"x 14'3"
Living	6560 x 4806	21'7" x 15'10"
Hall	4649 x 2129	15'3" x 7'0"
Hall	5064 x 1290	16'8" x 4'3"
Bedroom 1	4901 x 4004	16'1" x 13'2"
Bedroom 2	4806 x 4395	15'10"x 14'5"
Bedroom 3	4806 x 2764	15'10"x 9'1"

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Location





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