

Kingsway, SW14
£1,100,000

An extended and beautifully presented 4 bed family home | Freehold

This charming period house seamlessly blends character with modern design, creating a versatile, light, and airy family home. Thoughtfully extended and beautifully presented, the property offers flexible, light-filled living throughout. On the ground floor, a welcoming hallway with under-stair storage leads into an exceptional open- plan reception area. The bay-fronted lounge flows effortlessly into a spacious kitchen-dining space, finished to a stylish, contemporary standard with wood flooring throughout. A separate utility and laundry room adds practical convenience, while bifold doors open onto a large landscaped garden, seamlessly connecting indoor and outdoor living. Upstairs, the first floor comprises a bay-fronted principal bedroom with fitted wardrobes, a further double bedroom, a modern refitted family bathroom, and a fourth bedroom providing additional flexibility. The loft conversion reveals a generous double bedroom with a contemporary ensuite shower room. The property also benefits from double glazing and gas central heating, ensuring comfort and efficiency throughout the year. Externally, the front of the house was fully re-rendered only a few years ago. The recently landscaped front garden features an elegant stock brick wall and mosaic-tiled pathway. The rear garden is a true highlight, with a newly decked area leading down to a lawn, gated access, and a versatile detached garden studio with double glazing, ideal as a home office, playroom, or creative space. Ideally located with access to outstanding primary schools including Sheen Mount Primary and Thomson House School, this home combines style, practicality, and a family-friendly layout, making it an excellent choice for modern living.

The location

Kingsway is a highly sought-after road, ideally situated within easy reach of the town centre and Mortlake mainline station. This location offers an exceptional opportunity to live in a popular, family-oriented neighbourhood renowned for its vibrant community spirit and excellent local amenities. The property is perfectly positioned in a central cul-de-sac, on the doorstep of a variety of local shops, restaurants, and the bustling town centre, combining the best of quiet living with everyday convenience. Residents enjoy easy access to beautiful outdoor spaces, including Richmond Park, Palewell Common, and Sheen Common, perfect for leisurely walks, picnics, and outdoor activities. The nearby River Thames further enhances the lifestyle, providing scenic riverside walks. Families will particularly appreciate the proximity to OFSTED-rated ‘outstanding’ schools, including Thomson House Primary and Sheen Mount Primary, as well as a wide selection of other excellent state and private schools and nurseries within

easy reach. The location also benefits from excellent transport links. Mortlake Station provides convenient access to central London, while local roads connect easily to Kew, Richmond, and Barnes Village. East Sheen is also on your doorstep, offering further shops, cafes, and amenities within easy walking distance. With a friendly, active community, abundant green spaces, and excellent schools, Kingsway combines family-friendly comfort with convenient urban living. It is an ideal location for families, professionals, and anyone seeking a vibrant, outdoor-focused lifestyle in one of London’s most desirable neighbourhoods.

Council Tax Band: F (London Borough of Richmond upon Thames)
Tenure: Freehold








Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked. Some images may have been virtually staged or digitally enhanced and are for illustration only.





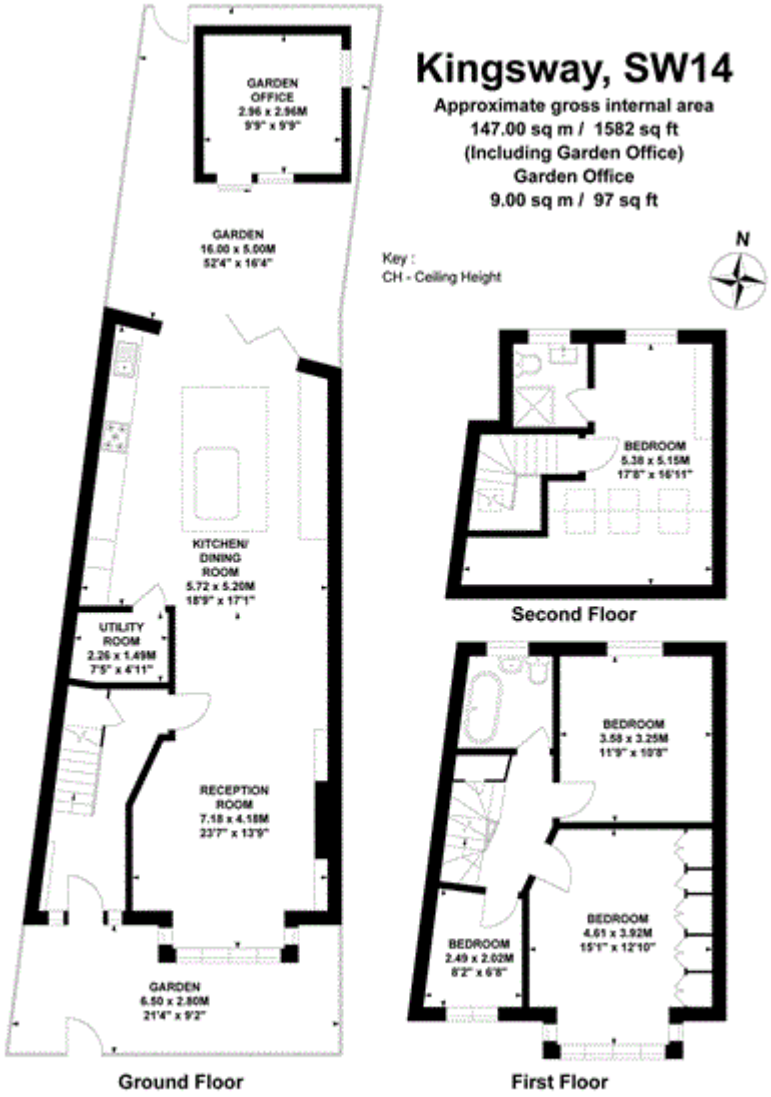




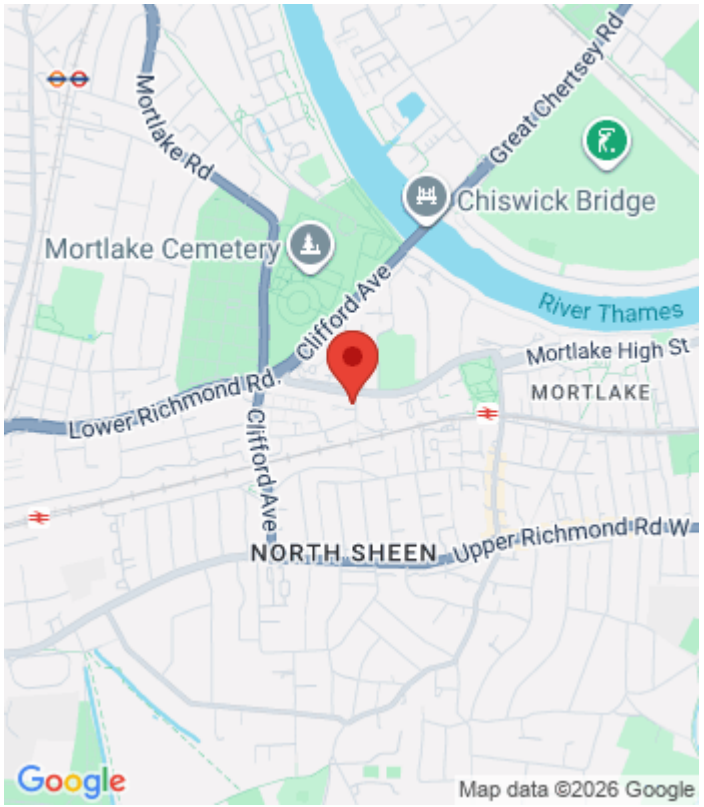
Kingsway, SW14

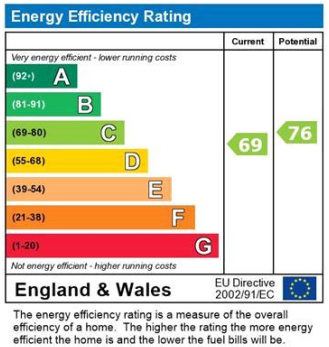
Approximate gross internal area
147.00 sq m / 1582 sq ft
(Including Garden Office)
Garden Office
9.00 sq m / 97 sq ft

Key :
CH - Ceiling Height



Not to scale, for guidance only and must not be relied upon as a statement of fact.
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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.

Viewing by appointment only
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