





Lock Road

Ham

Spacious 7-bed detached family home on Lock Road with superb open-plan kitchen/living space, landscaped garden with summer house, EV charging point, garage and driveway. Close to Richmond Park, Ham Common and top schools.

Council Tax band: F, Tenure: Freehold, EPC Energy Efficiency Rating: D

- Seven-bedroom detached family house in prime Ham location
- Extensive refurbishment programme since 2007
- Open-plan kitchen/dining/living space with skylights
- High-quality fitted kitchen with three ovens and integrated appliances
- Solid oak parquet flooring throughout the ground floor
- Main bedroom with en suite plus four further bedrooms and two bathrooms upstairs
- Additional modern ground floor shower room
- Landscaped south-east facing garden with Mediterranean-style patio
- Refurbished summer house – ideal for home office, gym or studio



Lock Road

Richmond, Richmond

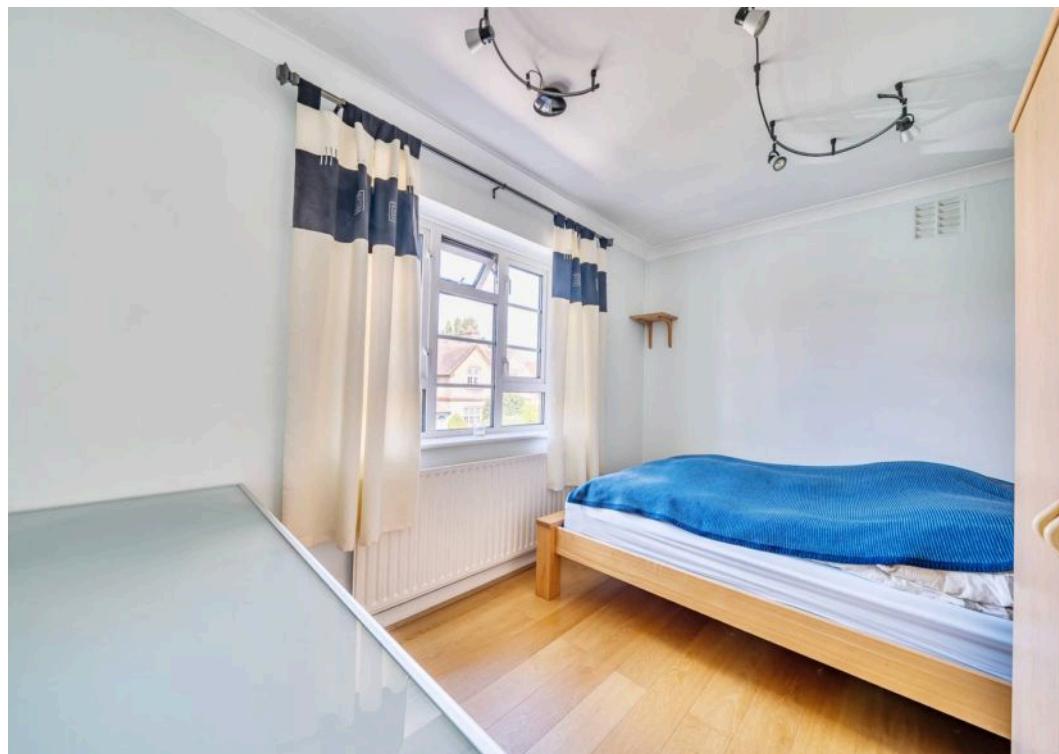
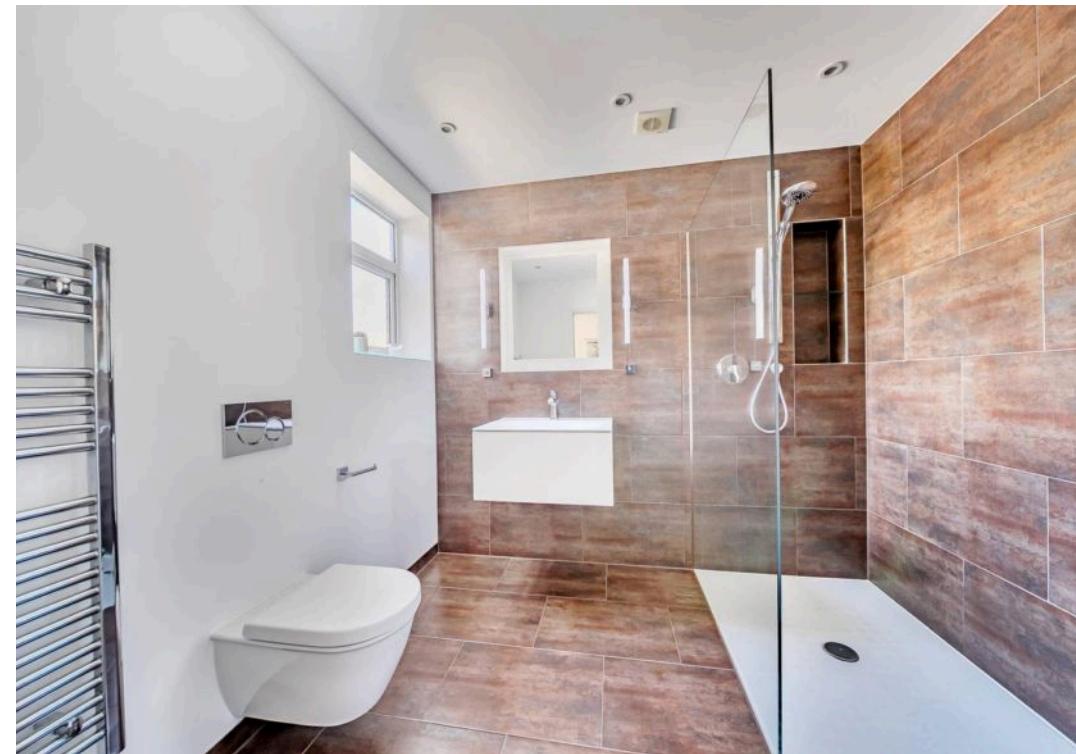
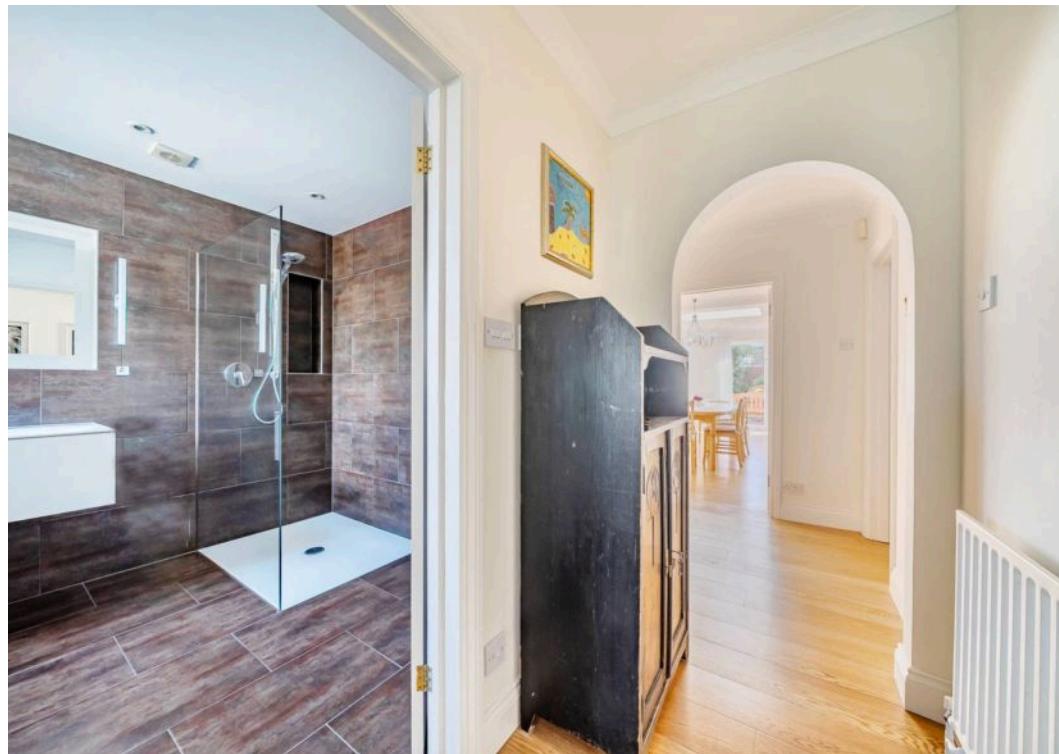
Lock Road is a highly regarded residential street within Ham, prized for its community feel and proximity to green open spaces. Ham Common and Richmond Park are both just moments away, offering wide open parkland and outdoor leisure opportunities. The River Thames at Teddington Lock is also nearby, with towpath walks and cycle routes towards Kingston and Richmond.

The property sits within the catchment of several outstanding schools, including the German School, Tiffin Girls' School and Grey Court, alongside popular local primaries. Nearby bus services connect to both Kingston and Richmond, each with mainline and Underground stations providing fast access into central London.

The property also has;

- Integral garage with electric Hoermann door plus driveway parking for two cars
- EV car charging point
- Security alarm system and high-security energy-efficient front door

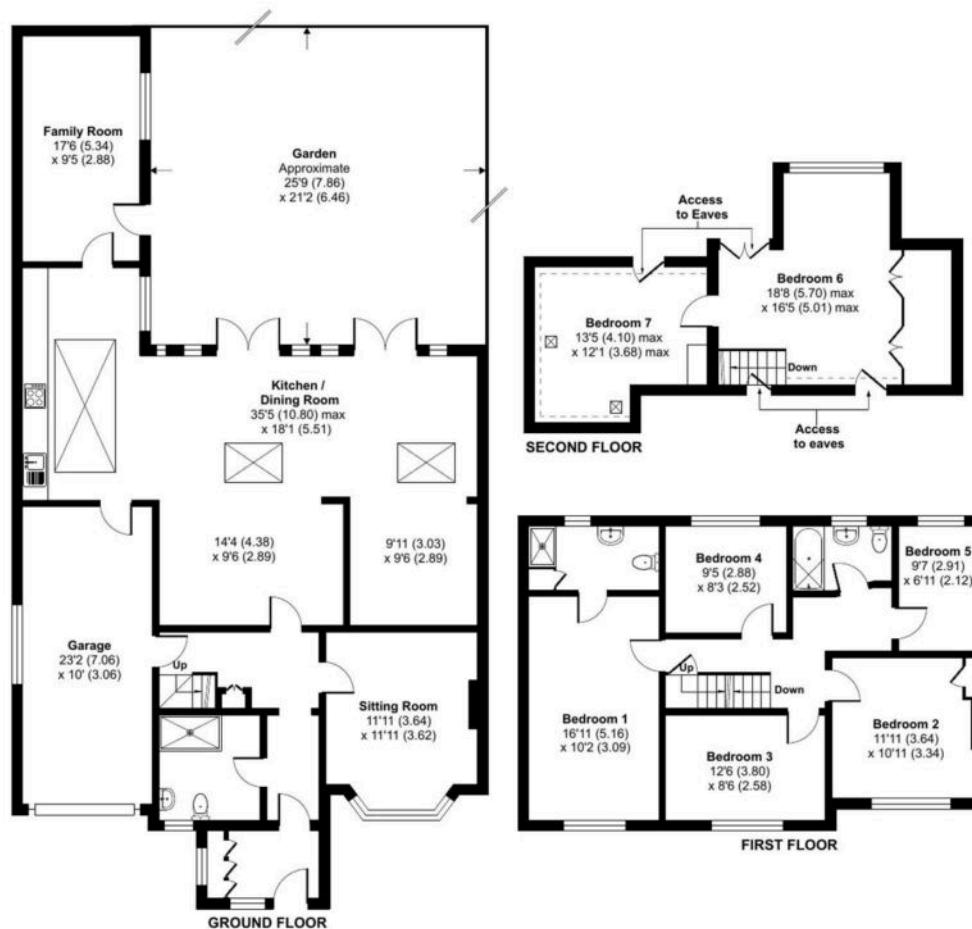




Lock Road, Richmond, TW10

Denotes restricted
head height

Approximate Area = 2436 sq ft / 226.3 sq m
Limited Use Area(s) = 21 sq ft / 1.9 sq m
Garage = 235 sq ft / 21.8 sq m
Total = 2692 sq ft / 250 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition.
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