



Windmill Close, Epsom, KT17 3AL



£899,950

Freehold

- Detached Family Home
- Four Bedrooms
- Dual Aspect Lounge
- Spacious Dining Room
- Study, Utility & WC
- En Suite to Master
- Refitted Shower Room
- Double Garage & Parking
- South Westerly Backing Garden
- Wallace Fields Catchment

WALLACE FIELDS LOCATION. Situated in the highly sought after Wallace Fields area within a rarely available cul de sac, this well proportioned family home is sure to be highly sought after.

The house enjoys a private, south westerly backing rear garden, parking for several vehicles and a double garage. With the close proximity of the excellent Wallace Fields Infant & Junior Schools coupled with the short walk to Alexandra Park, this spacious home is sure to appeal to young families.

If you need to commute then the ability to walk to either Epsom or Ewell East Stations is a huge bonus.

Home to the current owners for around 40 years this much loved property enjoys large, light rooms and practical accommodation. Arranged over two floors the property comprises an entrance hall with downstairs WC, dual aspect lounge with fireplace and doors to garden, study, spacious dining room, fitted kitchen and a utility room



Upstairs the master bedroom enjoys fitted wardrobes and an en suite bathroom. Three further bedrooms are served by a modern shower room.

There is a large double garage with electric up and over door, and parking for around six cars on the large driveway. The rear garden enjoys a sunny, south westerly aspect and is well screened from neighbouring properties by established hedging.

The property may offer good scope for extension to the rear or the ability to convert the garage into additional accommodation (STPP) in line with neighbouring properties.

Epsom High Street has a variety of shops, the Ashley Centre - a covered shopping mall and Epsom Playhouse which offers a wide range of entertainment, including films and concerts. The Rainbow Leisure Centre & David Lloyd Centre feature pool, gym and other sports facilities. There is also a wide variety of cafés, restaurants and pubs available locally.

Epsom is a popular commuter town, located to the south west of London and offers a good mix of state and independent schools for all age groups. Also close by is Epsom Downs, the home of The Derby. The M25 (Junction 9) is a short drive away giving access to both Heathrow and Gatwick international airports.







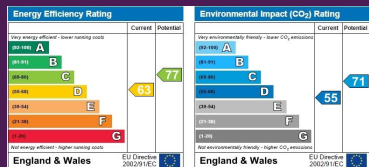
Windmill Close, Epsom

Total Area: 174.4 m² ... 1877 ft²

All measurements are approximate and for display purposes only



Please Note: Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows and room areas are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only and should be used as such by and prospective purchaser. The services, systems and appliances listed in the specification have not been tested by The Personal Agent and no guarantee as to their operating ability or their efficiency can be given. All images and text used to advertise our properties are for the sole use of The Personal Agent Ltd.



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