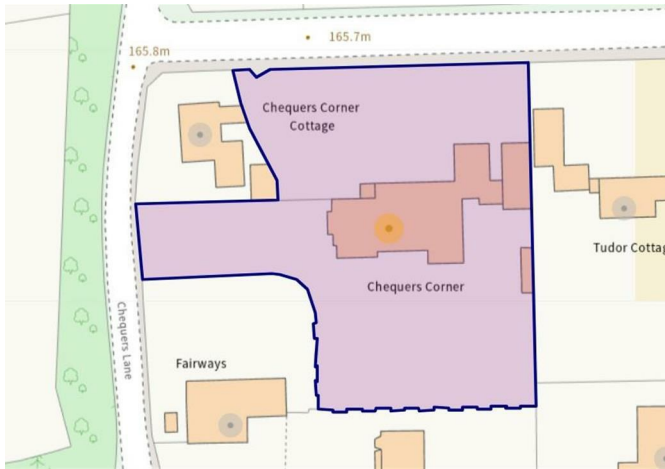




Chequers Corner Hurst Drive, Walton on the Hill, Surrey, KT20 7QT

Guide Price £2,950,000





- DETACHED HOUSE - 7,905 SQ.FT.
- GATED CARRIAGE DRIVEWAY
- TRIPLE ASPECT DRAWING ROOM
- KITCHEN/ BREAKFAST ROOM
- SIX FURTHER BEDROOMS & FIVE BATHROOMS
- SOUTHERLY REAR ASPECT
- MAGNIFICENT RECEPTION HALL
- FOUR FURTHER RECEPTION ROOMS
- PRINCIPAL BEDROOM SUITE
- MATURE 0.86 ACRE PLOT WITH POOL



## Description

Set behind electric remote controlled 'in and out' gates, this impressive and substantial double fronted detached home is situated on Hurst Drive - a sought after residential road. The mature garden plot extends to 0.85 acres and benefits from both a sunny south facing rear as well as west facing side aspect garden which incorporates a heated and filtered swimming pool.

The extensive accommodation extends to over 7350 sq.ft. over 3 floors with another 550 sq.ft. of dance studio/swimming pool changing space.

On the ground floor, a spacious reception hall which looks out onto the rear garden gives access to the principal reception rooms which include a double aspect sitting room with inglenook fireplace and separate lounge from where the family/games room can be found. The well appointed kitchen which has an array of base and eye level cupboards with granite worktops and matching island units still leaves plenty of space for a dining/breakfast table. Accessed from the kitchen is a utility room, 2nd downstairs w.c., t.v. room and bespoke fitted work from home office/study.

On the first and second floors are seven double bedrooms; all being ensuite to six bathrooms. On the first floor is the principal bedroom suite comprising a dressing area and walk-in wardrobe and beautifully appointed bathroom, 2nd bedroom with ensuite bathroom whilst the remaining two bedrooms are served by a 'Jack & Jill' ensuite.

From the spacious first floor landing, the staircase continues to the 2nd floor where there are three more double bedrooms - each with their own ensuite bathrooms.

Outside there is an 'in an out' driveway, lovely landscaped and secluded front, side and rear gardens and a detached dance studio/changing room space which incorporates showers and w.c.



## Situation

Chequers Corner is situated close to Walton Heath which is protected Common Land and ideal for those that enjoy walking and Green Belt countryside; whilst remaining convenient for the village, schools, shops and transport links.

Walton-on-the-Hill has a selection of local shops, public houses, restaurants, and a coffee shop. Reigate, Epsom, Banstead and Dorking are all within easy reach and all provide excellent shopping, banking and leisure facilities.

Sporting venues abound with private member clubs including the renown Walton Heath, the RAC Country Club at Epsom, Tyrrells Wood at Leatherhead as well the exclusive Beaverbrook also located on the edge of Leatherhead. For those who enjoy horse racing there is flat racing at nearby Epsom Downs where the world famous Derby is held.

The area has an excellent choice of schooling in both the state and private sectors including Aberdour and Chinthurst, and Downsend at Leatherhead. Senior schools include Epsom College, City of London Freeman's at Ashted, St. John's at Leatherhead and Reigate Grammar.

Junction 8 of the M25 is approximately 3 miles distant giving access to the national motorway network, Gatwick, and Heathrow International Airports. London by rail from Tadworth Station takes approximately 55 minutes.

**Tenure**

Freehold

**EPC**

D

**Council Tax Band**

H

**Road Charge**

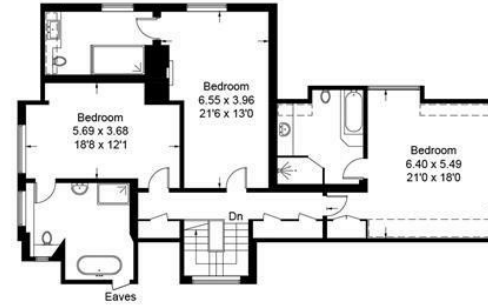
Residents' run road fund - varies but usually no more than £200 p.a.

Approximate Gross Internal Area = 683.1 sq m / 7353 sq ft  
 (Including Garage)  
 Outbuilding = 51.3 sq m / 552 sq ft  
 Total = 734.4 sq m / 7905 sq ft

 = Reduced headroom below 1.5m / 5'0"



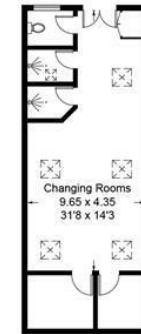
Ground Floor



Second Floor



First Floor



Outbuilding  
 (Not Shown In Actual Location / Orientation)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID1087666)

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