



Diyatalawa Springwell Road, Beare Green, Dorking, Surrey, RH5
4RN

Asking Price £474,950



- LINK DETACHED BUNGALOW
- SOUTH/EAST FACING GARDEN
- ADJOINING GARAGE
- GARDEN ROOM/SHED
- FITTED KITCHEN
- TWO DOUBLE BEDROOMS
- DRIVEWAY
- CONSERVATORY
- POPULAR VILLAGE LOCATION
- NO ONWARD CHAIN

Description

This two double bedroom link detached bungalow occupies a pretty South/East facing plot close to the heart of Beare Green Village centre. Offered to the market with no onward chain further benefits include driveway parking and garage and is only a short distance from Holmwood Train station.

Accommodation briefly comprises of an entrance hall providing access to all principal rooms. The master bedroom (15'0 x 10'11) enjoys views to the front garden and beyond and built in wardrobes. The second bedroom offers further generous proportions (11'10 x 11'3) and a built in wardrobe. Both bedrooms are serviced by a shower room. The formal sitting room is bright and spacious and over looks the rear garden. The kitchen provides a selection of base units with matching eye level cupboards as well as space for the usual white good appliances. There is also an adjoining conservatory.

Externally the gardens are a particular feature of the home. To the front is a lawn with flower bed borders, driveway parking for a number of vehicles and a single garage. The rear garden is South/East facing and mainly laid to lawn with hedgerow borders. There is also a garden room and shed.

Situation

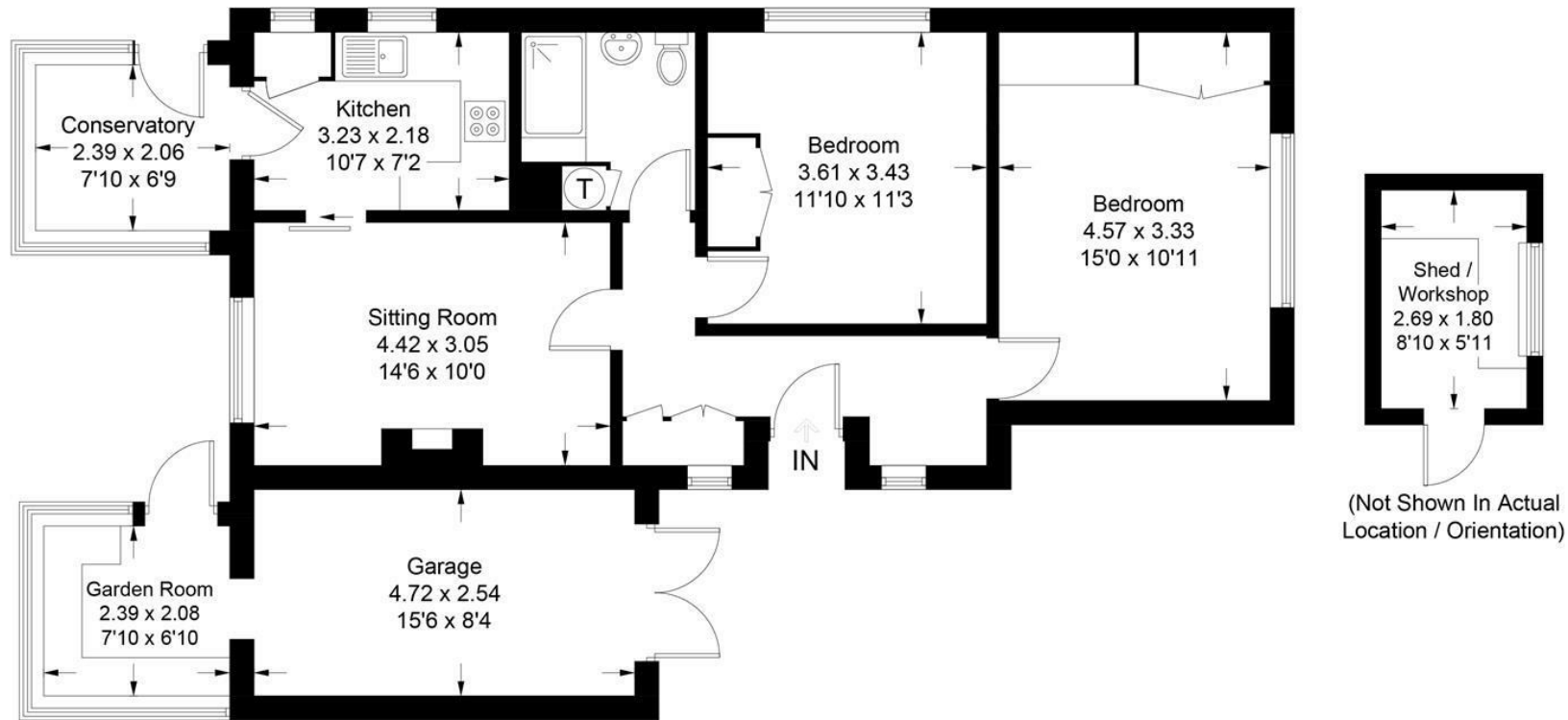
The property is set close to the heart of the popular village of Beare Green, with its shops, school, pub and own railway station offering services to London, Horsham and the South Coast. This cosy village is set on the southern edge of Dorking and accessible to Holmwood Common.

Dorking town centre is approximately 4.5 miles to the North which offers a comprehensive range of facilities such as five supermarkets including Waitrose and Mark and Spencer, many well regarded local and national shops, a selection of good quality restaurants and pubs. There is a range of highly recommended schools and several doctors' surgeries. Dorking Halls on the High Street offers cultural entertainment and includes a cinema. The Dorking Sport Centre is set just next door. The M25 can be accessed via Dorking at junctions 8 & 9, Reigate & Leatherhead providing links to the general motorway network.

Tenure	Freehold
EPC	E
Council Tax Band	E



Approximate Gross Internal Area = 69.2 sq m / 745 sq ft
Outbuildings = 22.7 sq m / 244 sq ft
Total = 91.9 sq m / 989 sq ft



Ground Floor

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. (ID1084789)

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