



Chetwode Road, Tadworth

The **PERSONAL** Agent



# Offers In Excess Of £345,000 Freehold

- End of Terraced House
- Two Double Bedrooms
- Lounge/Diner
- Conservatory
- Fitted Kitchen
- Modern Bathroom with Shower
- Private Rear Garden
- Brick Built Outbuilding
- Double Glazing
- Gas Central Heating

Offering excellent space and superb value for money this end of terrace family home is sure to appeal to young families and downsizers alike. Set back from the road the property enjoys well proportioned rooms, a generous garden and has been extended to the rear with the addition of a handy conservatory.

If you are looking for a modern freehold home then look no further! Offered to the market in good decorative order the



property offers well balanced accommodation comprising an entrance hall, modern kitchen, spacious lounge/diner and a conservatory. Upstairs there are 2 double bedrooms and the family bathroom.

The property enjoys a good degree of privacy and is entered via a pedestrian gate to the side. The rear garden is child friendly and there is a brick built outhouse. On street parking is available nearby.

The property is set in a peaceful position well back from the road in a popular location. Well placed for local schools, access to the A217 and within walking distance of the shops, restaurants and train station at Tattenham Corner. Tadworth Leisure Centre is just a few minutes walk away and offers an indoor pool, gym, regular classes and creche. The wide open spaces of Epsom Downs are also nearby and perfect for walking the dog, cycling or letting the kids burn off some steam.

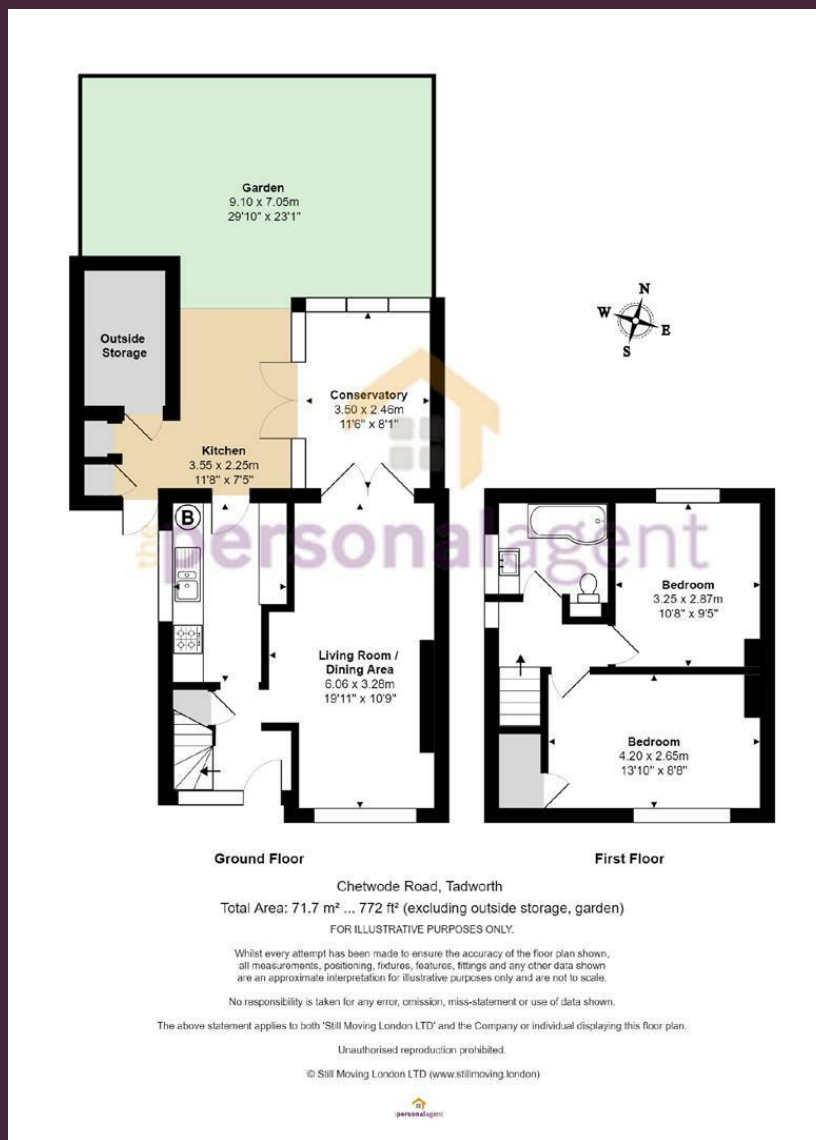












Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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**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.



