



3 BEDROOM PENTHOUSE
2 VILLERY & BOCH LUXURY
BATH/SHOWER ROOMS
DIRECT LIFT ACCESS TO FLAT
AVAILABLE: IMMEDIATELY

34' x 22' OPEN PLAN RECEPTION ROOM/LUXURY KITCHEN GAS UNDERFLOOR HEATING LARGE ROOF TERRACE OFFERED: PART FURNISHED

Christies Residential are pleased to offer for let this 5 year old 3 bedroom 2 bathroom Luxury Penthouse apartment situated in a park within walking distance of Epsom town & mainline station. The apartment comes with direct lift access and two parking spaces.

Flat 21, Oaks View, Epsom, Surrey, KT19 8NG

Communal Entrance Via Security Entry With stairs & lift to upper floors

Entrance Hall

Own front door. Direct lift access to the flat. Wood flooring.

Cloakroom/Storage Room.

Cloakroom

Bedroom 1

Double glazed w indow . Wood flooring. Doors to Dressing Room (Not show on floorplan) & En-Suite.

Dressing Room

Walk in with fitted wardrobes.

En-Suite Show er Room

Matching Villery & Boch suite with walk in shower cubicle, vanity unit with inset wash hand basin & low level WC. Tiled walls. Tiled floor with under floor heating.

Bedroom 2

13.3" X 11.1" (4.05m X 3.38m)

Double glazed w indow . Wood flooring.

Bedroom 3

11.9" X 11.7" (3.63m X 3.57m)

Double glazed w indow. Wood flooring.

Family Bathroom

Matching Villery & Boch suite with panel enclosed bath with wall mounted shower & screen over, vanity unit with inset wash hand basin & low level WC. Tiled walls. Tiled floor with under floor heating.

Open Plan Lounge/Dining Room/Luxury Kitchen 34.5" X 22" (10.52m X 6.71m)

Curved double glazed w indows & doors w ith built in magnetic blinds opening to roof terrace. Wood flooring. Luxury kitchen w ith range of fitted units w ith Blanco Zeus Sile Stone w ork surface and inset sink units. Built in 'Miele' double over & hob w ith cooker hood over. Hot tap? Integrated 'Neff' fridge/freezer w asher dryer & dishw asher. Pull out larder unit. Cupboard housing Valiant boiler

Roof Terrace

Decked with walled sides offering seclusion.

Two Covered Reserved Parking Spaces Both marked number 21. Electric car charging point.

Communal Garden

Laid to law n w ith direct access onto the Park.

PARKING

Allocated Parking

OUTSIDE SPACES

Roof Terrace

Local Authority

Epsom & Ew ell Borough Council

Council Tax

Tax Band G











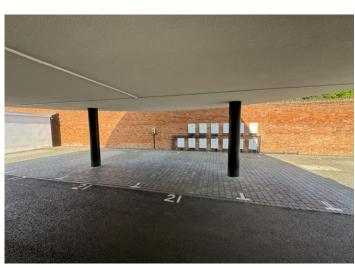














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MPORTANT NOTES - PLEASE READ

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. The mention of any appliances and services within these details does not imply that they are in full efficient working order. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will endeavour to ascertain the information you require. This is advisable, particularly if you intend to travel some distance to view the property. You are advised to check the availability of this property before travelling any distance to view.







