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thoughtful estate agency

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I'm for sale


020 39 170 160
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D'Arcy Road
Sutton, SM3 8NH

Guide price £700,000

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D'Arcy Road

Cheam, Sutton, SM3 8NH

GUIDE PRICE £700,000 - £750,000

Having been extended to the rear and extensively into the loft, this beautiful family home has so much to offer, both inside and out. Location wise, this prestigious road is just a short walk into Cheam and North Cheam, with you having outstanding schooling on your doorstep. West Sutton & Cheam stations are also close by, providing quick links into the City - you'll be from your sofa to London in under an hour! Despite all of this, sitting on the deck of your wonderful, mature rear garden, you'd be forgiven for thinking you were in the middle of nowhere - a tranquil space for you to enjoy a good book, catch some rays or have friends over.

Inside your home, you'll be delighted by the amount of work the current seller has gone to, having remodeled the property from top to bottom, meaning you can just pack your bags and move straight in. Upstairs, there are four bedrooms and 2 bathrooms (one en-suite) for maximum convenience. On the ground floor there is a huge amount of versatility, so be prepared to be impressed, with a fabulous, light and airy lounge with a further dining room that are wonderful family spaces for everyone to get together and will bring a truly social element to everyday living - or hold those dinner parties that are something you've probably been dreaming of for some time now! If we're on the money with the latter, the lovely, extended kitchen means you can cook up a storm in what is a truly well thought out and designed place for you to enhance your culinary skills. Outside, the aforementioned amazing garden will be everything you've ever dreamed of, with the icing on the cake being the addition of a garage to the rear and driveway to the front providing off-street parking.





GROUND FLOOR

Porch

Hallway

Reception/Living Room
15'5 x 11'7 (4.70m x 3.53m)

Dining Room
13'10 x 10'11 (4.22m x 3.33m)

Kitchen
24'2 x 8'2 maximum (7.37m x 2.49m maximum)

FIRST FLOOR

Landing

Bedroom
15'6 x 11'6 maximum (4.72m x 3.51m maximum)

Bedroom
14' x 10'11 (4.27m x 3.33m)

Bedroom
9'1 x 6'10 (2.77m x 2.08m)

Bathroom

Separate W/C

SECOND FLOOR

Master Bedroom
23'7 x 12'10 maximum (7.19m x 3.91m maximum)

Bathroom En-Suite

OUTSIDE

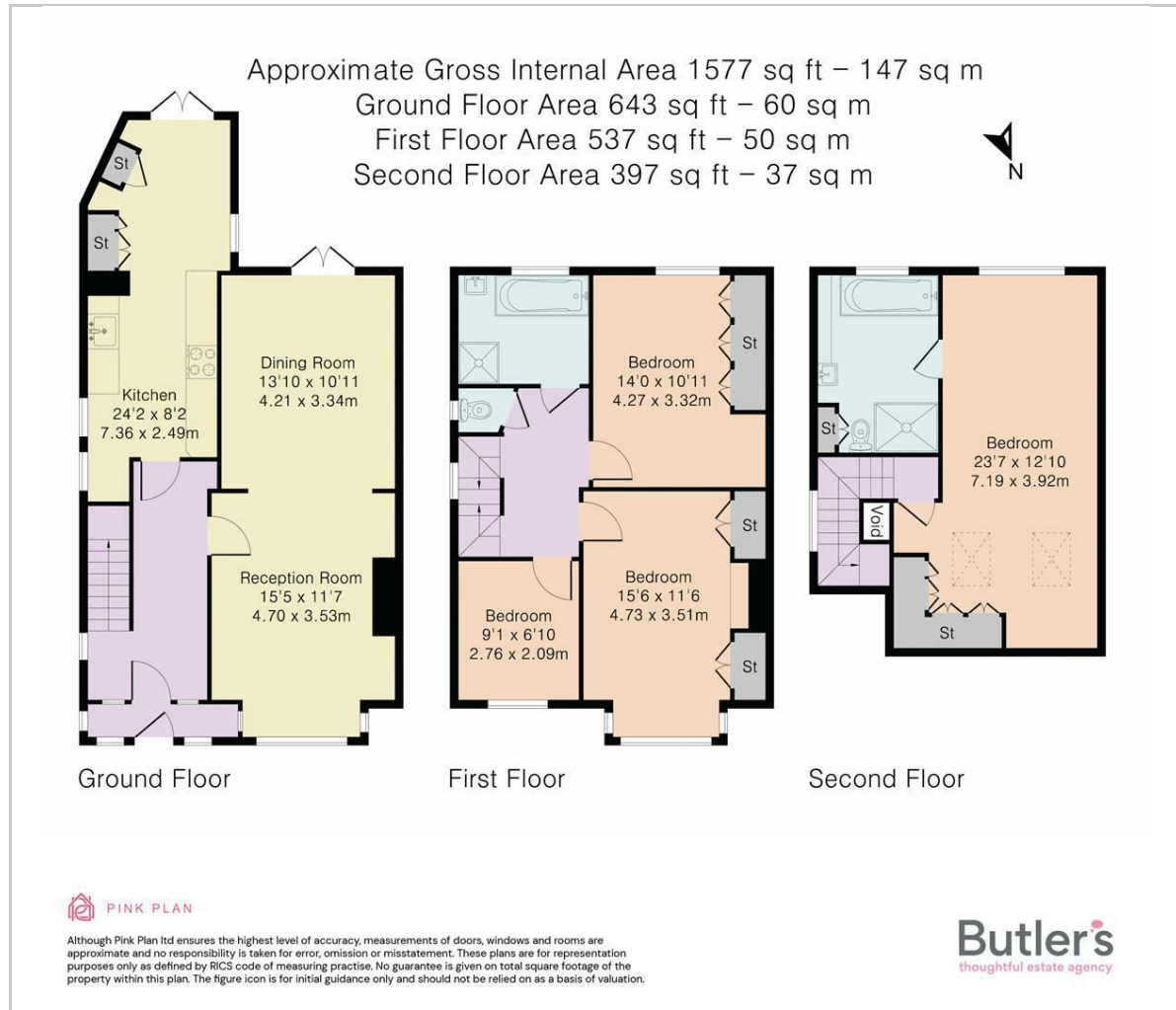
Rear Garden

Driveway

Garage



Floor Plan

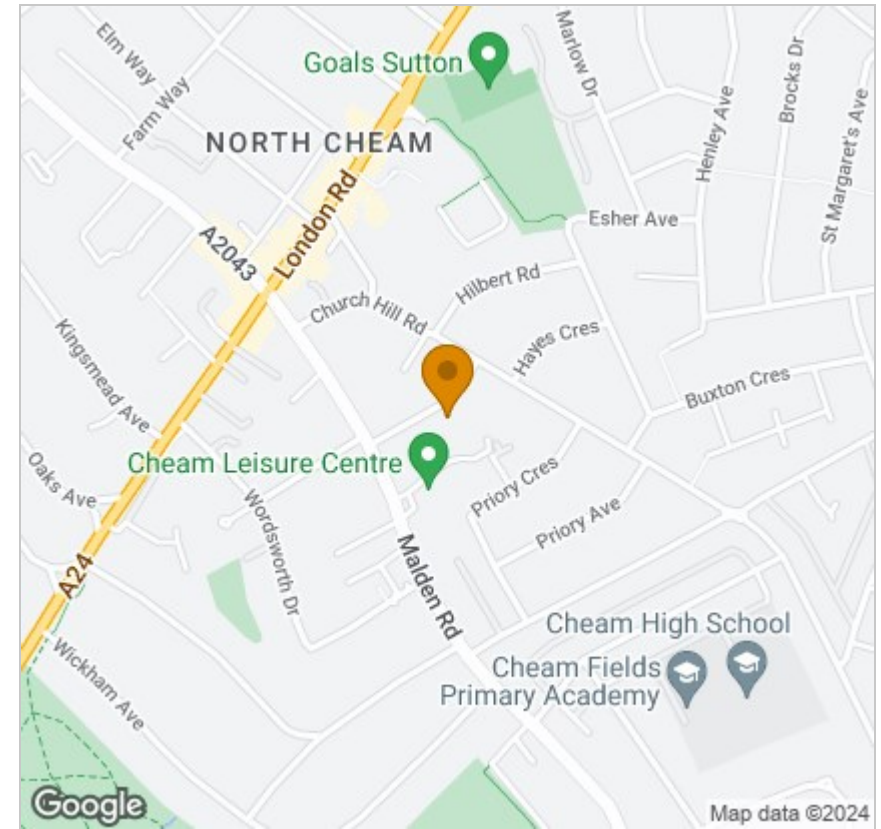


Viewing

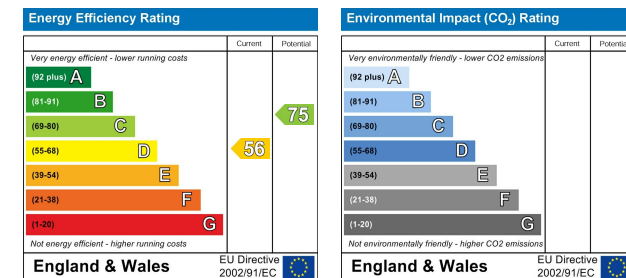
Please contact our Butler's Sales Office on 020 39 170 160 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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