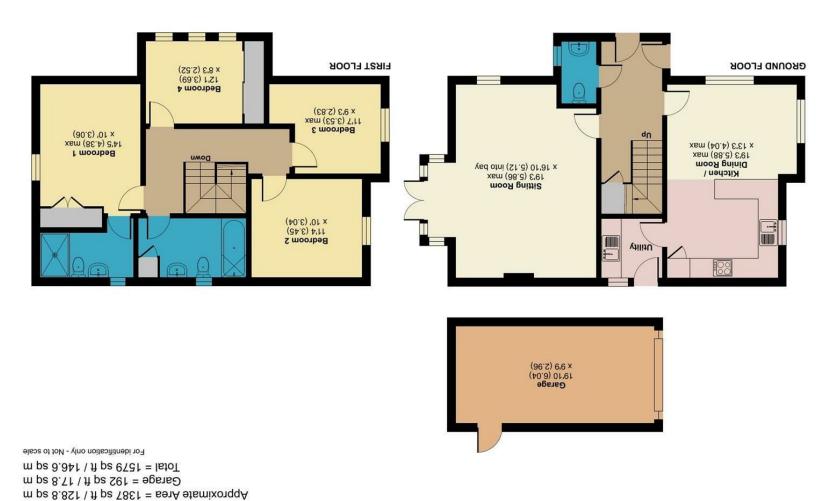
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Birch Close, Banstead, SM7





GUIDE PRICE £850,000 - £900,000

LOCATED IN THE TRANQUIL BIRCH CLOSE, BANSTEAD, THIS EXQUISITE, DETACHED FAMILY HOME, BUILT IN 2006, OFFERS A HARMONIOUS BLEND OF MODERN LIVING AND CONVENIENCE. WITH FOUR GENEROUSLY SIZED DOUBLE BEDROOMS, INCLUDING A MASTER SUITE WITH AN ENSUITE BATHROOM, THIS PROPERTY IS DESIGNED TO ACCOMMODATE THE NEEDS OF A GROWING FAMILY.

AS YOU ENTER, YOU ARE WELCOMED BY TWO ELEGANT RECEPTION ROOMS THAT PROVIDE AMPLE SPACE FOR BOTH RELAXATION AND ENTERTAINING. THE HEART OF THE HOME IS UNDOUBTEDLY THE LUXURY KITCHEN DINER, WHICH IS COMPLEMENTED BY AN ADDITIONAL UTILITY ROOM, MAKING DAILY CHORES A BREEZE. THE SPACIOUS LOUNGE, WITH ITS DELIGHTFUL VIEWS OVER THE BEAUTIFULLY LANDSCAPED GARDENS, CREATES A PERFECT SETTING FOR UNWINDING IN THE SUN.

UPSTAIRS, THE FOUR DOUBLE BEDROOMS ENSURE THAT EVERYONE HAS THEIR OWN COMFORTABLE RETREAT, WHILE THE FAMILY BATHROOM ON THE LANDING ADDS TO THE PRACTICALITY OF THE LAYOUT. THE PROPERTY ALSO BOASTS A GARAGE, PROVIDING CONVENIENT PARKING.

SITUATED IN A PRIVATE MODERN DEVELOPMENT, THIS HOME IS JUST MINUTES AWAY FROM BANSTEAD RAIL STATION AND THE VIBRANT HIGH STREET, WHICH OFFERS A VARIETY OF AMENITIES. FAMILIES WILL APPRECIATE THE PROXIMITY TO SEVERAL OUTSTANDING SCHOOLS, AS WELL AS EASY ACCESS TO THE NEARBY TOWNS OF CHEAM AND EPSOM.

- PRIVATE MODERN DEVELOPMET
- 4 DOUBLE BEDROOM DETACHED FAMILY HOME
- STUNNING LANDSCAPED GARDEN
- Council Tax Band F
- EPC RATING C













