



AR

ALEXANDER RUMSEY

REAL ESTATE

Grange Road, New Haw, KT15

Guide Price £500,000

3 1 2



Tucked away in a peaceful residential setting, this charming home will appeal strongly to families looking for space, convenience and a generous garden to enjoy. With good-sized interiors, off-street parking and excellent access to local amenities, it's a great opportunity not to be missed.

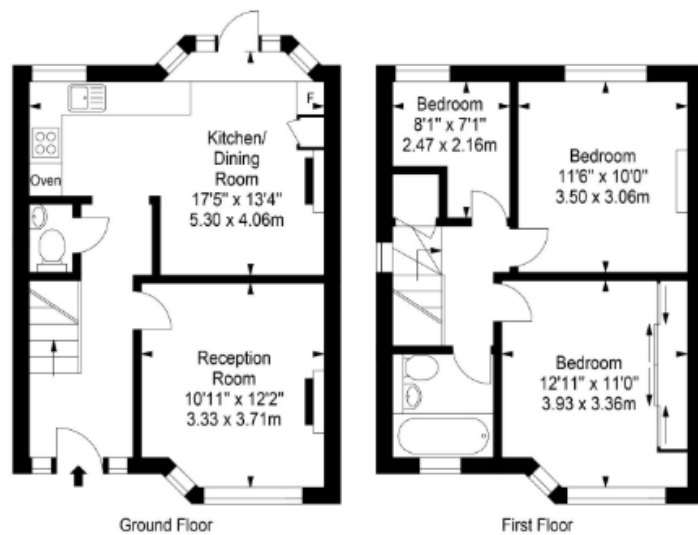
This attractive and well-maintained home offers comfortable living arranged over two floors. The entrance hall leads into a bright and spacious living room that benefits from large windows and a simple, neutral finish, creating a welcoming space ideal for family downtime. The dining area flows neatly from here and opens directly onto the rear garden, making it easy to move between indoor and outdoor areas when entertaining or spending time as a family. The kitchen is fitted with a range of units, offering plenty of storage and worktop space.

Upstairs, there are three bedrooms including two generous doubles and a good-sized single. All rooms enjoy excellent natural light and are simply finished, offering a blank canvas for personal styling. The family bathroom is clean and functional, complete with a bath and overhead shower, WC and wash basin, with tiled walls for easy maintenance.

The garden is a particular highlight for families, with ample lawn space for play and summer activities, plus a patio area ideal for outdoor dining. It offers good privacy and has clear potential for further landscaping if desired. To the front, the home benefits from off-street parking which adds everyday ease, especially for families with more than one vehicle. The property is offered as freehold, giving full ownership of both the house and land, and providing long-term peace of mind.

Located within easy reach of New Haw village and West Byfleet mainline station, the area provides excellent transport connections into London, ideal for commuting parents. Families will also appreciate the choice of well-rated local schools nearby, as well as convenient access to day-to-day shops, services and green spaces.





Every attempt is made to assure accuracy, however measurements are approximate and for illustrative purposes only. Not to scale.

- Ideal family home in a peaceful sought-after location
- Modern kitchen with plenty of storage and worktop space
- Family bathroom with bath and overhead shower
- Off-street parking for added convenience
- Easy access to West Byfleet mainline station for commuting
- Spacious living and dining areas filled with natural light
- Three well-proportioned bedrooms
- Large rear garden perfect for children and entertaining
- Close to good local schools and village amenities

