



Durbin Road, Chessington

The **PERSONAL** Agent

Offers In The Region Of £525,000 Freehold

- Post War Semi Detached House
- Entrance Hall
- Spacious Living room
- Modern Fully Fitted Kitchen
- Open Plan Dining Room
- Three Bedrooms
- Modern Family Bathroom
- Double Glazing and Gas Central Heating
- Driveway, Carport and Garage/Workshop
- Mature Level Rear Garden



A three bedroom semi detached house with driveway, carport and detached garage with a well established level rear garden offering further potential for extension STPP. The property is located in a popular residential area close to local shops, good schools and transport links.

Well presented throughout with a homely feel, the property has an excellent position within the road with a really good sized child friendly garden and ample off road parking.

The property enjoys practical well balanced accommodation and offers the opportunity to further extend subject to the usual consents, should you want to increase the accommodation of this already spacious home.

The welcoming entrance hall has a built-in storage cupboard and a door leading to the living room with a chimney with feature display recess and a double glazed window with wooden shutters to the front aspect.

The ground floor is completed by a modern fully fitted kitchen with an open plan dining area with sliding patio doors leading to the garden. On the first floor there are two double bedrooms, a single bedroom and modern and stylish bathroom suite.

Further benefits include a well established and level rear garden, ample off street parking, a handy covered carport and secure gated access to the lawned rear garden with a detached garage and workshop.

Chessington is nestled in Surrey between Epsom, Surbiton and Kingston Upon Thames. The transport links from this location are excellent and buses run regularly to Epsom and Kingston via Surbiton. Trains from Chessington North station are every thirty minutes to London Waterloo via Wimbledon and Clapham Junction

Tenure - Freehold.
Council Tax: Band 'D'

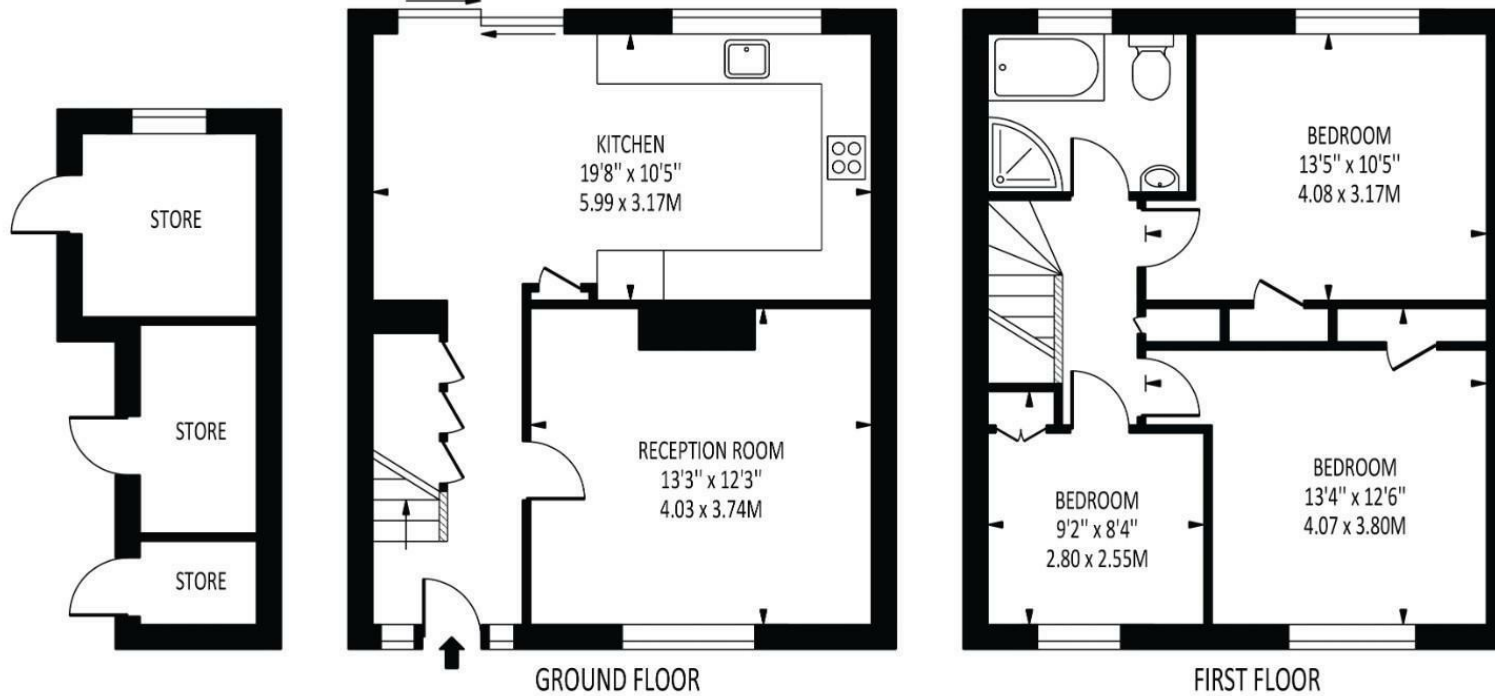






Durbin Road

Total Area: 1023 SQ FT • 95.00 SQ M
(Including Stores)
Stores Area : 105 SQ FT • 9.80 SQ M



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C			
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Disclaimer: For Illustration Purposes only
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer of contract.
Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.
Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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