



barnard marcus

Cherrydown, Forest Drive, Kingswood, TADWORTH, KT20 6LP

welcome to

Cherrydown Forest Drive, Kingswood TADWORTH

Barnard Marcus are delighted to offer to the market this stunning five bedroom detached home spanning nearly 3000sq ft and nestled in a prime position on a sought after road with off street parking, two garage, huge potential for further extension & no onward chain



CHERRYDOWN, FORREST DRIVE, KINGSWOOD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 2952 SQ FT - 274.25 SQ M
(EXCLUDING GARAGE 1 & GARAGE 2)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE 1: 204 SQ FT - 18.96 SQ M

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE 2: 252 SQ FT - 23.40 SQ M



THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR 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.

This impressive property occupies a substantial plot on a very popular and prestigious area of Kingswood with walking distance to the village and station. The home offers a large landscaped front garden with garages either side of the property and plenty of parking via two separate block paved driveways. Inside the home spans nearly 3000sq ft of space with the ground floor offering, a large hallway, a spacious living room with log burner, large dining room, light filled sun room overlooking the garden, two cloakroom W.C's, fitted triple aspect kitchen with breakfast room, utility and home office. The first floor offers five double bedrooms including a very impressive master bedroom with en-suite and a further family bathroom and a separate shower room. The rear garden offers a private and tranquil space with large patio seating area, huge laid to lawn surrounded by beautiful greenery, trees and bushes, a large pond with water feature, and a small summer house. The home offers so much further room for expansion and offers flexible accommodation over both floors. This stunning property really needs to be seen to be truly appreciated so an internal viewing is highly recommended. The property is offered to the market with no forward chain.

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Cherrydown, Forest Drive, Kingswood TADWORTH

- Sought After & Prestigious Kingswood Location
- Detached Five Bedroom Family Home
- Four Reception Rooms
- Three Bathrooms & Five Toilets
- Large Plot with Front & Rear Garden

Tenure: Freehold EPC Rating: D

offers in the region of

£1,500,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EPS109304



Property Ref:
EPS109304 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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01372 740911



Epsom@barnardmarcus.co.uk



2 Kings Shade Walk, The Ashley Centre,
EPSOM, Surrey, KT19 8EB



barnardmarcus.co.uk