



Chetwode Drive, Epsom, KT18 5TL

welcome to

Chetwode Drive, Epsom

Barnard Marcus are delighted to welcome to the market this fantastic and sizeable five bedroom semi-detached family home set across three floors on a generous corner plot position in a popular cul-de-sac with plenty of off street parking.



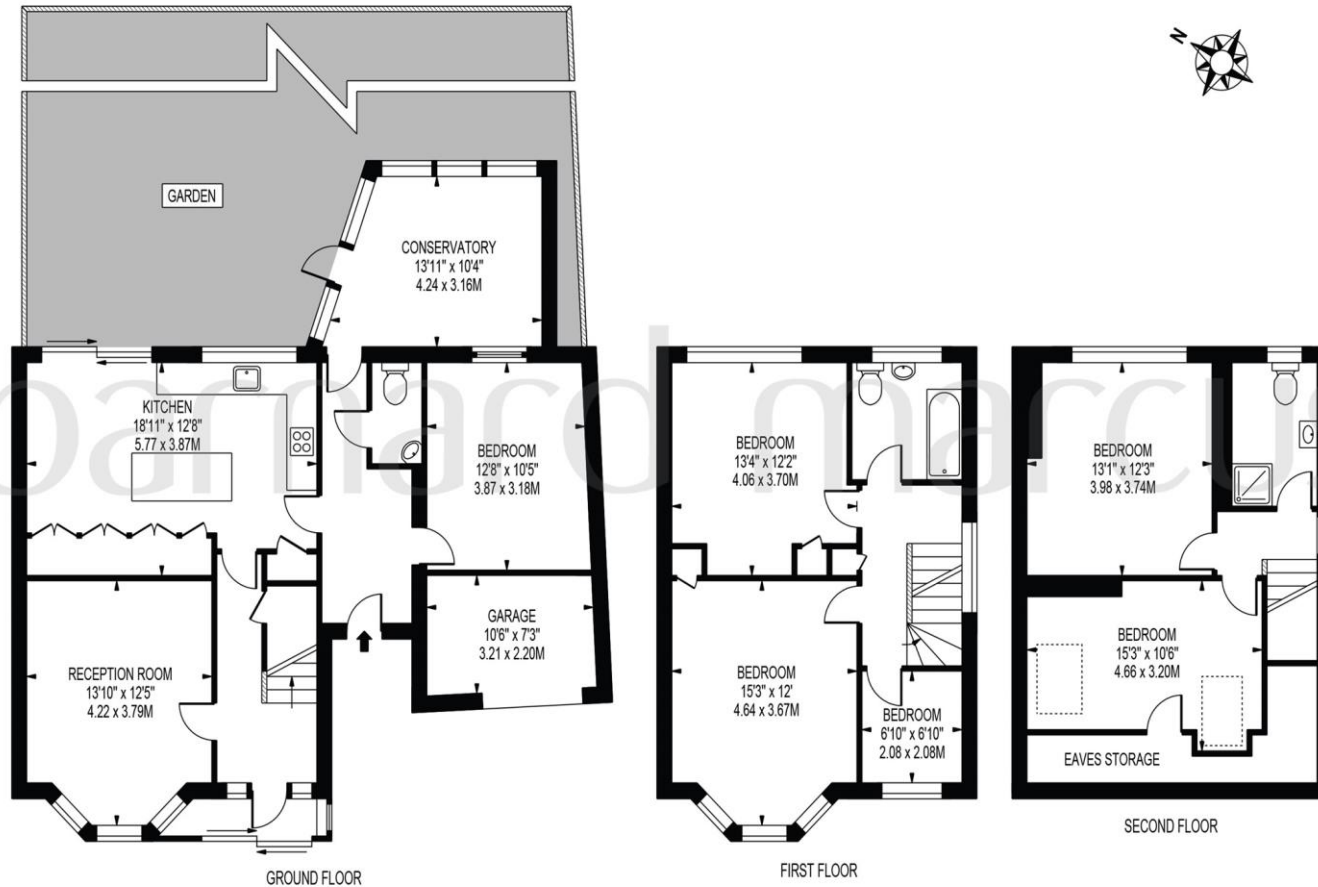
CHETWODE ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1900 SQ FT - 176.54 SQ M

(INCLUDING EAVES STORAGE & EXCLUDING GARAGE)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF EAVES STORAGE: 87 SQ FT - 8.07 SQ M

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: 79 SQ FT - 7.32 SQ M



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 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 fantastic five bedroom semi-detached property is set in a quiet cul-de-sac location offering a little under 2000 square feet of accommodation with off road parking and a sizeable rear garden.

The home is arranged over three floors with the top floor offering two generous sized bedrooms and a modern shower room. There are two further bedrooms, a study & family bathroom on the first floor whilst the ground floor comprises of the final bedroom, a modern and well presented living room and a simply stunning modern kitchen with island, integrated appliances and direct access to the rear garden. The final room is a handy conservatory / gym room. Outside to the front there is plenty of off road parking and an area of lawn as well as a garage. To the rear the garden is mainly laid to lawn with a large shed ideal for further storage.

Location: The property is set in a peaceful position well back from the road in a popular location. Well placed for local schools, access to the A217 and within walking distance of the shops, restaurants and train station at Tattenham Corner. Tadworth Leisure Centre is just a few minutes walk away and offers an indoor pool, gym, regular classes and creche. The wide open spaces of Epsom Downs are also nearby and perfect for walking the dog, cycling or running.

welcome to

Chetwode Drive, Epsom

- Large Corner Plot Semi-Detached Family Home
- Five Bedrooms
- Plenty of Off Street Parking & Garage
- Private Rear Garden
- Large High Spec Modern Kitchen with Island

Tenure: Freehold EPC Rating: D

£650,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EPS109734



Property Ref:
EPS109734 - 0002

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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