



Bridle Close, Epsom KT19 0JW

welcome to

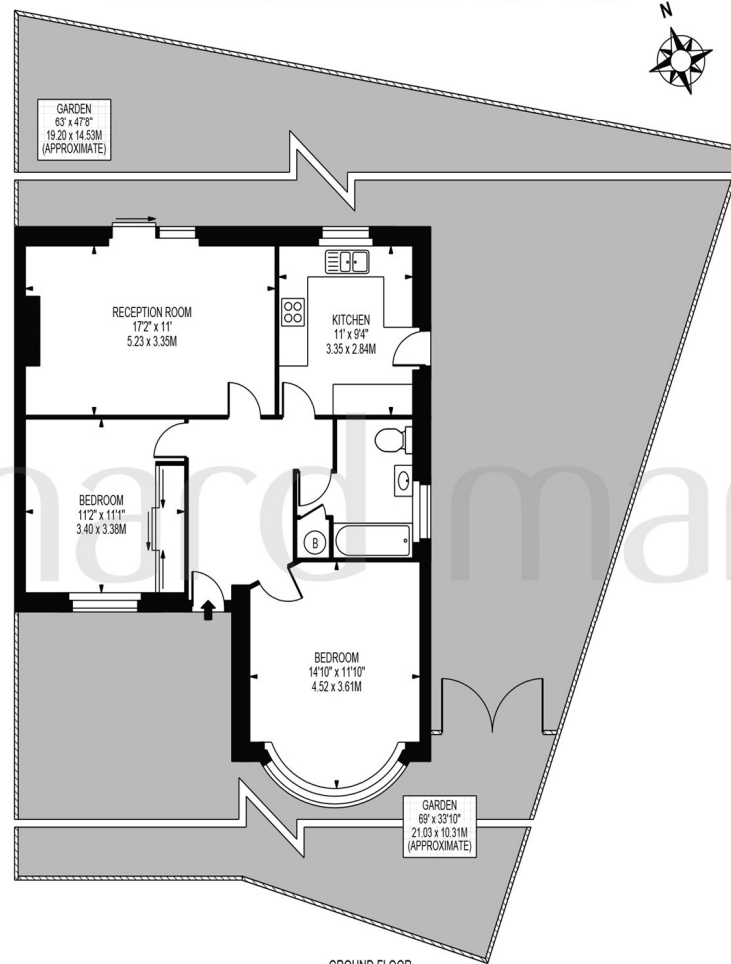
Bridle Close, Epsom

Barnard Marcus are extremely pleased to welcome to the market, this spacious and well-presented two bedroom semi-detached home set on a sought after and quiet residential road.



BRIDLE CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 743 SQ FT - 69.03 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 wonderful home boasts a welcoming and spacious entrance hallway which then leads into a bright reception/dining room with doors to the rear garden. Also through the hall you will find two double bedrooms, a bright kitchen with access to the garden and a separate bathroom to complete the spacious accommodation in a quiet and peaceful cul-de-sac.

To the outside you will find a private, spacious and well-presented rear garden as well as off street parking for multiple cars. The property also offers great potential to extend SSTP. With so much to offer with this rare to market opportunity, we recommend your earliest viewing to avoid missing out on a property sure to have high levels of interest.

Situated within close proximity to both Tolworth (zone 5) & Stoneleigh (zone 6) Train Stations Bridle Close is exceptionally well connected and benefits from being close to many outstanding local schools. The area is supported by a number of parks and is very near to the A3 which provides quick access into London, the M25 and surrounding as well as being well positioned for a great range of shops.

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Bridle Close, Epsom

- No Onwards Chain
- Quiet Cul-De-Sac Location
- Spacious and Well-Presented Garden
- 2 Double Bedroom Bungalow
- Potential to Extend SSTP

Tenure: Freehold EPC Rating: Awaited

£515,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EWE106514



Property Ref:
EWE106514 - 0005

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.

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barnard marcus



020 8393 0977



Ewell@barnardmarcus.co.uk



429 Kingston Road, Ewell, EPSOM, Surrey, KT19 0DB



barnardmarcus.co.uk