



In a popular cul-de-sac location, a property with great potential

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Acacia Drive Banstead SM7 1LD

Banstead Village within a mile
London by rail 40 minutes from Banstead
or change at Sutton 25 minutes
M25 (Junction 8) 5 miles
All times and distances are approximate

Set in a quiet and tucked away location this four bedroom detached home offers great potential for a new owner to acquire a family home to personalise to their taste. With the benefit of being a short walk from the train station and some well-regarded local schools this property is presented with no onward chain.

- | Entrance Hall
- | Cloakroom
- | Garage
- | Sitting Room
- | Dining Room
- | Kitchen
- | 4 Bedrooms
- | Bathroom
- | Rear Garden
- | Driveway Parking

Price £625,000





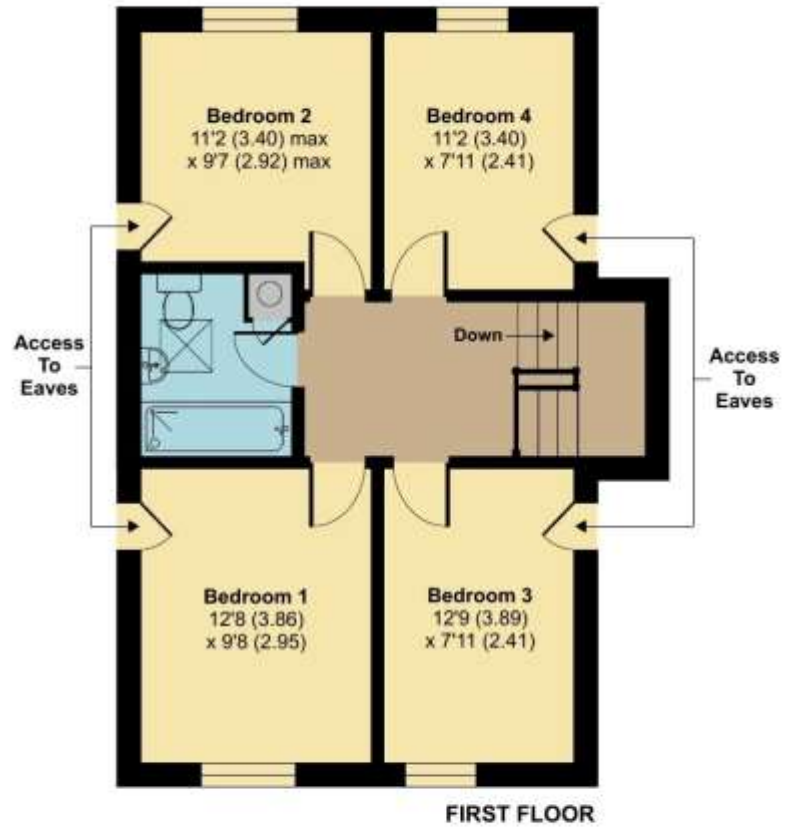
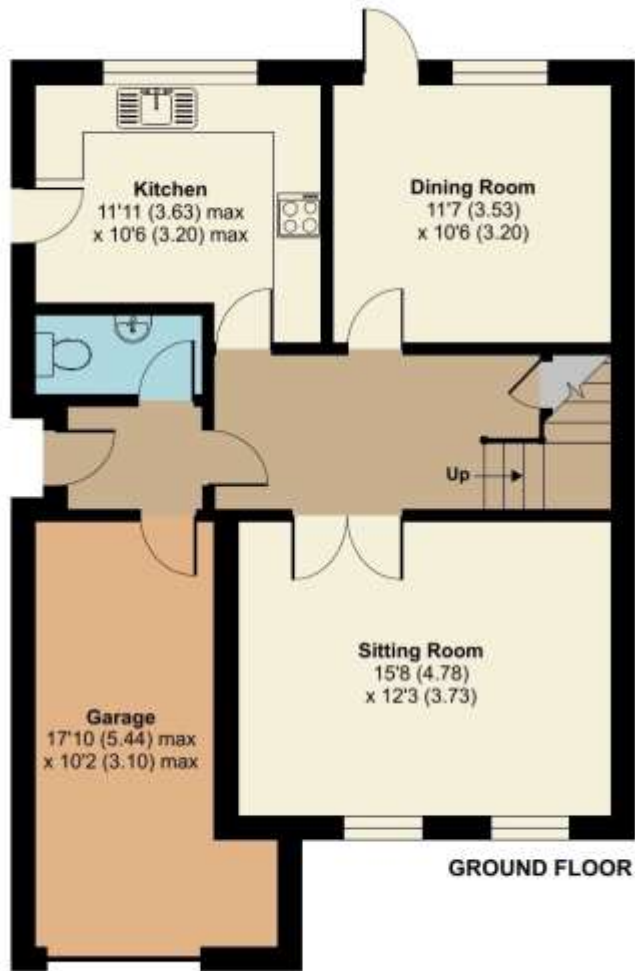
This four bedroom detached house is set at the end of the close with natural privacy around the plot. The sitting room and dining room are good sizes with views on to the front and rear gardens, the kitchen is well proportioned and could suit multiple kitchen layouts. Upstairs there are two double bedrooms and two single bedrooms in addition to the family bathroom. Externally the property has a secluded rear garden, front drive with space for further parking and an integral garage.

Acacia Drive is an ever popular residential cul-de-sac within walking distance to the shops and restaurants at both Nork Way and Drift Bridge. Further amenities and shopping facilities can be found at Banstead Village, with both Sutton and Epsom also accessible. Banstead Station is nearby and offers routes into London Victoria via Sutton. Buses along Fir Tree Road provide routes to Croydon, Epsom and Banstead. There is an excellent choice of schools in this vicinity, together with a choice of sports and recreational clubs for all ages.



Quiet cul-de-sac location | Less than a miles' walk to Banstead Station | Secluded rear garden | Large picture windows | 4 bedrooms, 2 of which double | Open central hallway | Short walk to Warren Mead Infant and Junior schools | Off street parking multiple cars | Potential for further expansion (STPP) | End of Chain





TOTAL FLOOR AREA
1,346 SQ FT / 125 SQ M

Tenure: Freehold
Local Authority: Reigate and Banstead Council
Council Tax Band: F
All mains services
FFTP Broadband
To the best of our knowledge on production of this brochure

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