



Coopers

Vale Road
Worcester Park

Vale Road Worcester Park

A Chain Free, beautifully presented and thoughtfully extended three bedroom home, ideally located in the highly desirable area of Worcester Park. Just a short walk from the mainline station, excellent local schools, and a wide range of amenities, this property offers spacious and modern living across two floors. The ground floor features an open plan kitchen, dining, and living area that is flooded with natural light, with doors opening onto a well maintained rear garden with a patio, perfect for entertaining or relaxing. The kitchen is fully integrated and includes a range-style cooker, dishwasher, and ample storage. A separate downstairs cloakroom adds convenience for guests and family alike. Also, has a good size drive for several cars.

- Chain Free Three bedroom Home
- Elegant reception room with defined sitting and dining areas with Family kitchen
- Family bathroom and separate downstairs WC

Upstairs, there are two double bedrooms and a third single bedroom that comfortably accommodates a single bed, or can be used as a home office. The family bathroom is stylishly with a bath and overhead shower. The home is well presented throughout and benefits from excellent storage, including a loft with potential for conversion, subject to planning permission.

Vale Road is a quiet residential street well placed for access to Worcester Park's high street, which includes Waitrose, independent shops, cafes, coffee shops and restaurants. The area is also known for its excellent schools and recreational facilities, with green spaces such as Nonsuch Park and Richmond Park within easy reach.





Guide price £685,000
Local authority: Epsom and
Ewell Council tax band: E
Tenure: FREEHOLD
Ground Rent: £0

Service Charge: £0
Reference: 3VRwp9925

Approximate Floor area = 87sq m / 936 sq ft

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Energy Rating

Most energy efficient - lower running costs



61

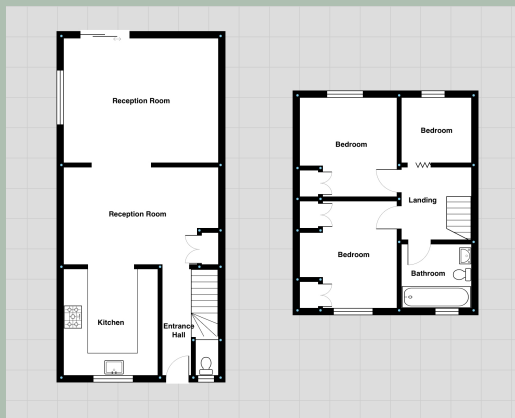
Not energy efficient - higher running costs

POTENTIAL

84

England & Wales

EUROPEAN
DIRECTIVE
2002/91/EC



All measurements are approximate and for illustrative purposes only
Rear Reception Room 5.2mtrs x 4.1mtrs,
Reception Room 5.2mtrs x 3.2mtrs
Kitchen 3.5mtrs x 3.1mtrs
Master Bedroom 3.5mtrs x 3.3mtrs
Bedroom 2, 3.2mtrs x 3.1mtrs
Bedroom 3, 2.3mtrs x 2.0mtrs



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