

Barrington Drive Fetcham KT22





Completed in 2018 this impressive and superbly appointed detached property is situated in a quiet cul-de-sac. This desirable house provides extensive light filled, flexible accommodation and would make a wonderful family and entertaining home.

A large contemporary oak front door gives access to the bright welcoming entrance hall with wooden central staircase, cloakroom with light sensor, coats cupboard and access to the study/playroom.

The spacious drawing room is dual aspect and leads through to the dining room, also double aspect with doors to the garden. The stunning kitchen breakfast room has a large central island with quartz stone worktop and pop up electric towers. There is a separate utility with access to an integral extra wide garage.



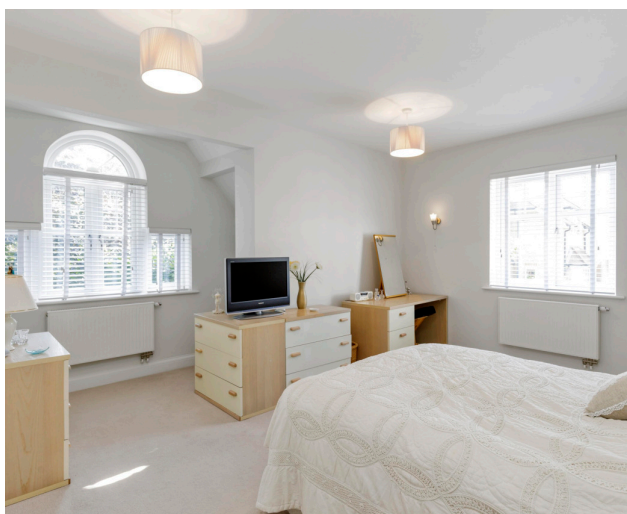
Bookham 1 mile, Cobham 5 miles, Guildford 10 miles, A3 6 miles, M25 (J9) 3 miles, Central London 25 miles (all distances are approximate).



The breakfast room leads through to a further sitting room with high ceilings and bi fold doors open into a generous sized orangery with doors to the garden.

The beautiful master bedroom is dual aspect with an attractive arched feature window, large dressing room and luxurious en-suite bathroom with shower, double ended bath and twin sinks. Bedroom two also has a dressing area and en-suite shower room which is twinned with bedroom three. The fourth bedroom is also a double and there is scope to create a further fifth bedroom.

Other benefits include, solid floors to both ground and first floor, under floor heating throughout the ground floor and bathrooms with a twin megaflow system.

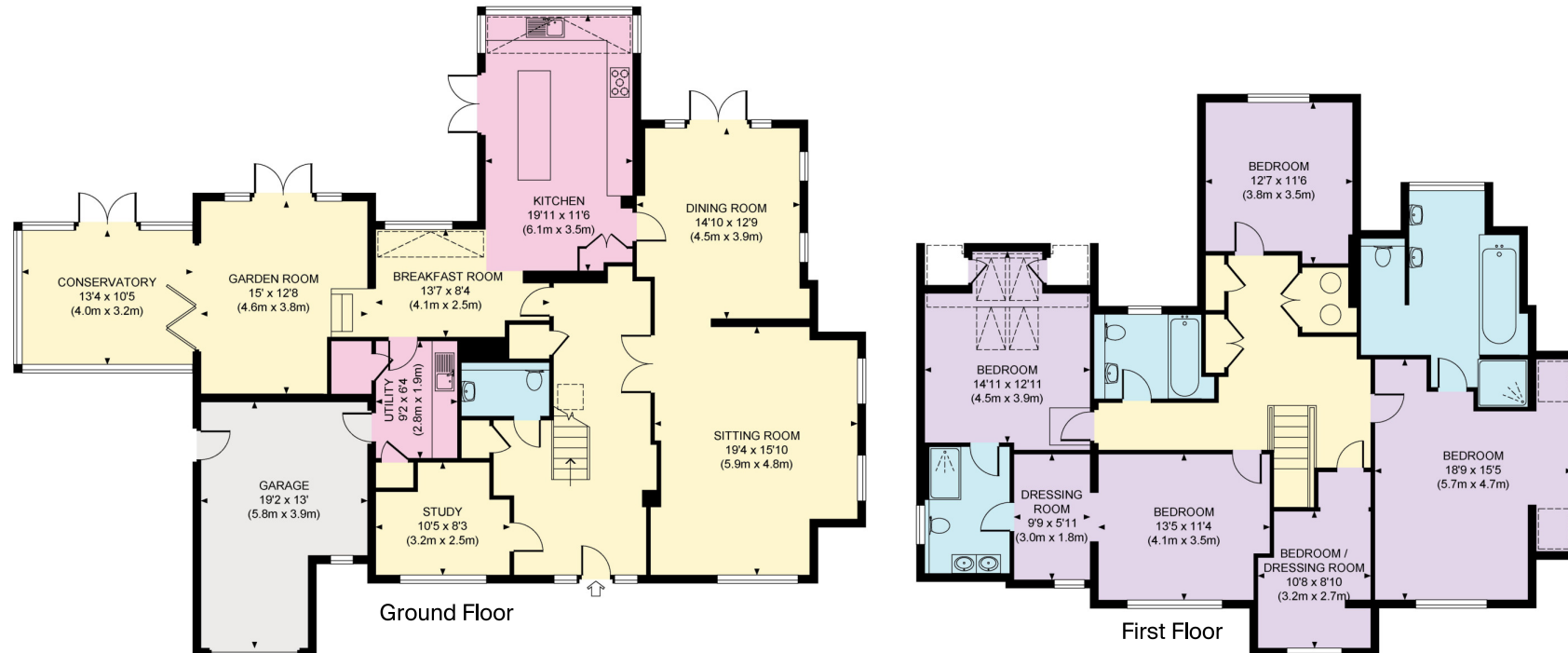


Outside the front of the property has been attractively landscaped. The beautifully maintained good sized rear garden has a large Indian Stone sun terrace ideal for entertaining, expansive lawned area with raised flower and shrubs.

Approximate Gross Internal Floor Area

301.4 sq m/3244 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated August 2020. Photographs and videos dated August 2020.

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