



Badgers Rest, 22 Links Green Way, Cobham

Guide Price £1,795,000 | £7,500 pcm

GROSVENOR
SURREY



Badgers Rest, 22 Links Green Way

Cobham

A family home arranged over 3 floors and notable features are the high ceilings, concrete floors with under floor heating at ground and first floor levels, and its accommodation of circa 4131 sq. ft, including the double garage.

An impressive galleried hall gives access to three generous reception rooms. From here there are also double doors leading through to a large kitchen/breakfast room with open plan family room and conservatory.

On the first floor there are four bedroom suites. The principal bedroom located at the rear, features built-in wardrobes and dressing room. The second floor has the benefit of a further bedroom and bathroom, along with a spacious reception/games room.

Outside, the house has an attractive patio area leading to a tiered lawn. There is access to the double garage and driveway to the rear of the property.

Council Tax band: H

EPC - C



Approximate Internal Area
Main House = 348 Sq M/3746 Sq Ft
Garage = 36 Sq M/385 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

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