



52 Hillcrest Gardens, Esher  
£4,000 PCM





## 52 Hillcrest Gardens

Esher, Esher

A 1930's detached family home, conveniently located for access to Hinchley Wood's excellent schools and mainline station for London Waterloo.

Featuring accommodation on the ground floor of entrance hall, lounge, dining room, kitchen, conservatory and downstairs cloakroom. On the first floor there is a choice of four bedrooms, principal en suite shower room and family bathroom.

Externally, the property offers ample off street parking, an integral garage and a South-facing rear garden measuring 114ft x 44ft with views of Telegraph Hill. EPC E.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F

- Detached House
- Available unfurnished from 9th May
- Close to Schools and Station
- Downstairs Cloakroom
- Off Street Parking & Garage
- South Facing Rear Garden
- EPC E

Call us to arrange a viewing on (01372) 462323

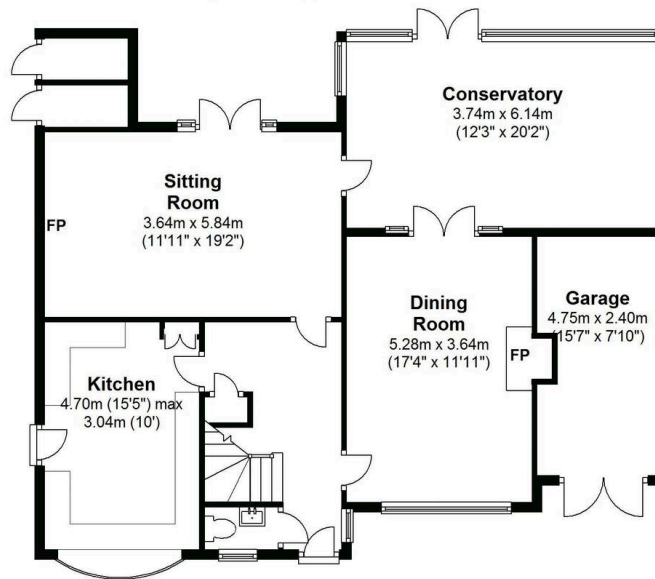






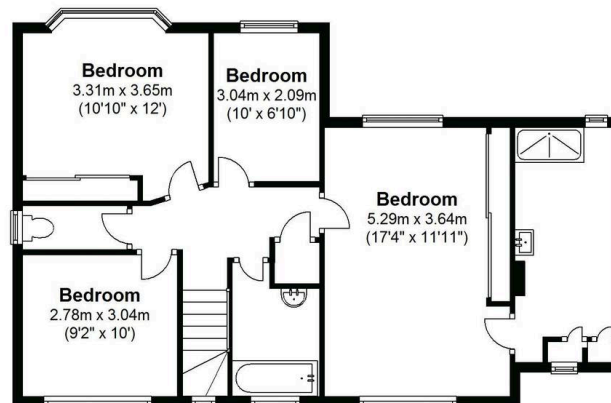
## Ground Floor

Approx. 107.3 sq. metres (1154.8 sq. feet)



## First Floor

Approx. 79.9 sq. metres (859.6 sq. feet)



Total area: approx. 187.2 sq. metres (2014.5 sq. feet)

All floorplans are provided for informational purposes only. Although we endeavour to provide truthful representation, we do not in any way warrant the accuracy of the floorplan information and the floorplan layout and measurements may contain errors and omissions. We are not liable for and do not accept any liability relating to any loss or damage suffered as a direct or indirect result of use of any information on our website.  
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PROPERTY PARTNERS