



27, Winchester Road, Walton-On-Thames, KT12 2RG

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



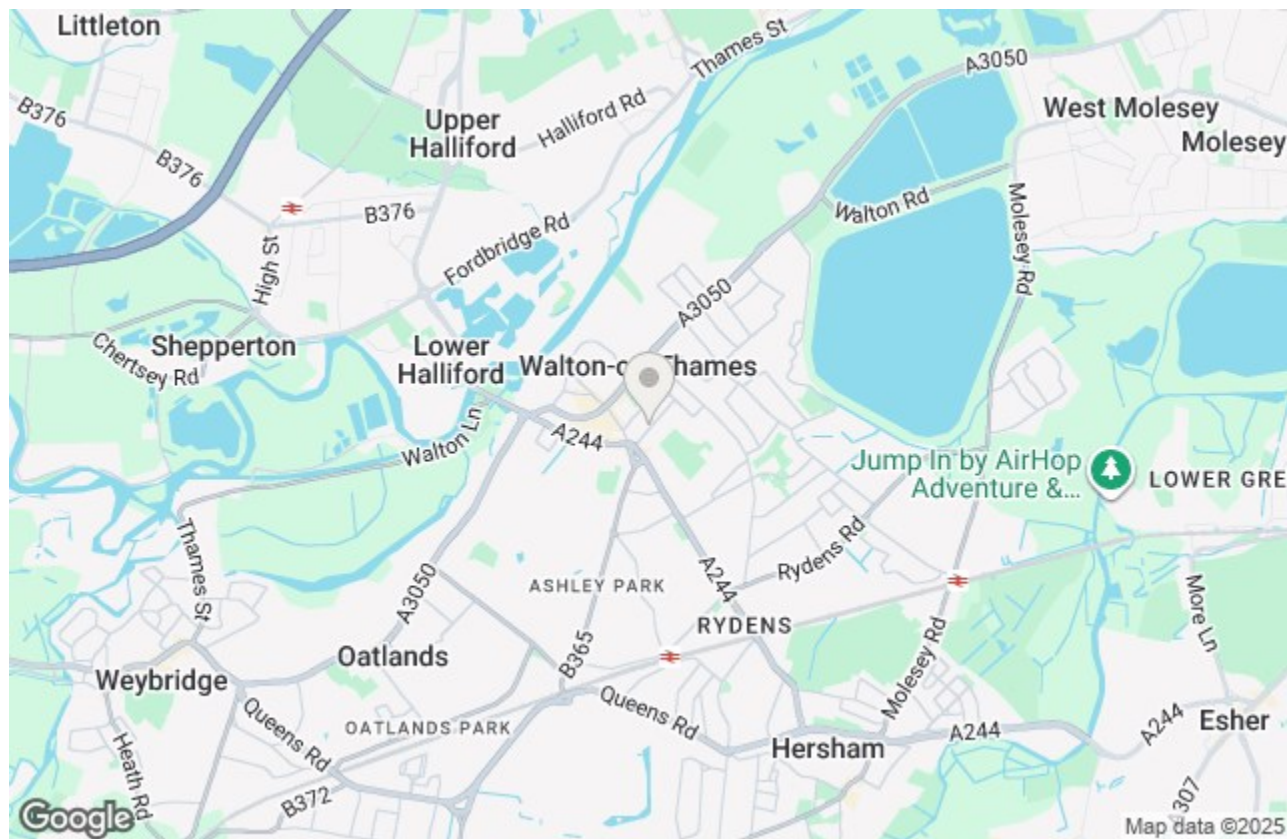
Per Calendar Month £4,650 Per Calendar Month

Nestled in the highly sought-after Winchester Road in Walton-On-Thames, this newly refurbished house presents an exceptional opportunity for families seeking a spacious and modern home. With five generously sized bedrooms and three well-appointed bathrooms, this property is designed to accommodate both comfort and convenience.

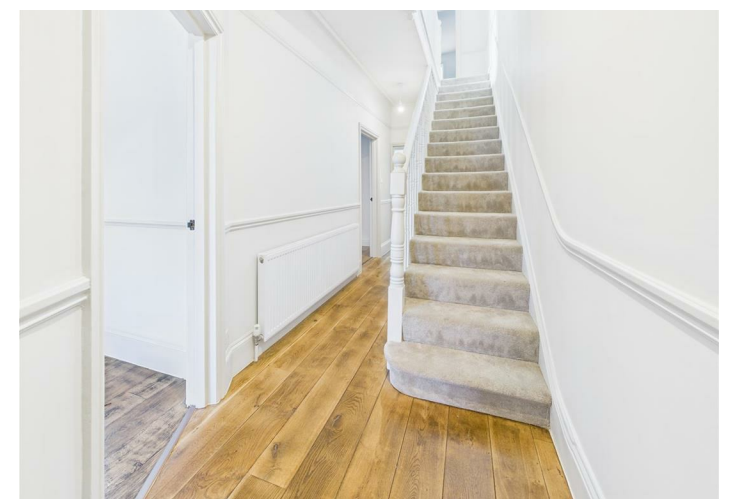
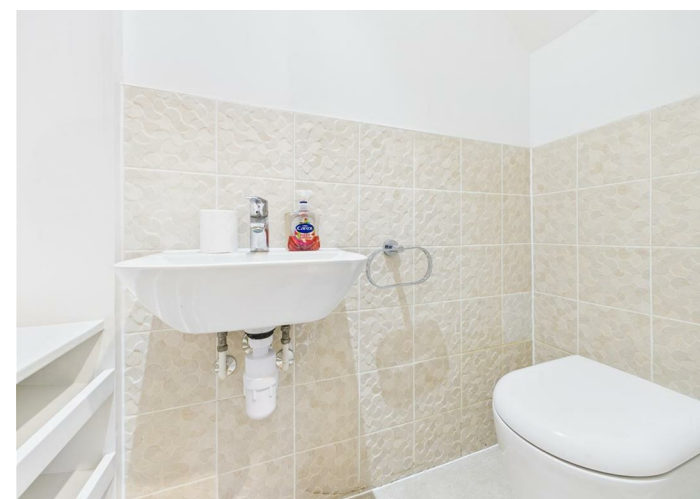
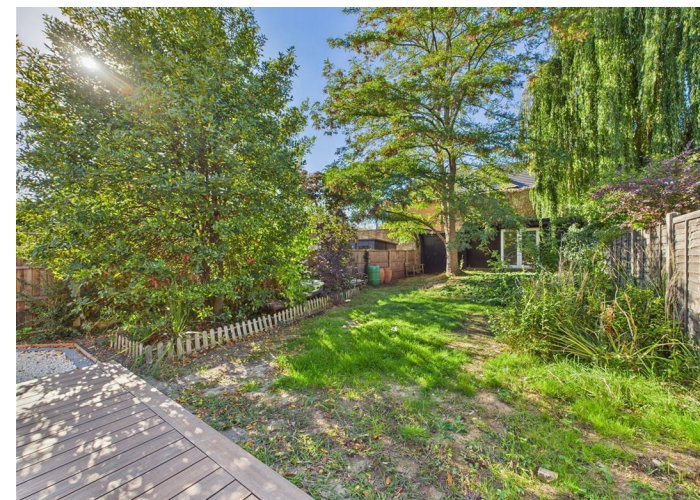
As you enter, you are greeted by a front aspect reception room with bay window, offering vast amounts of natural light, and original fireplace. There is a cleverly installed under stairs WC, with shoe and general storage, leading onto the large kitchen/living/dining room, perfect for entertaining guests or enjoying quiet family evenings. The layout of the house spans three floors, providing ample space for everyone to enjoy their own privacy while still being part of the family unit.

The newly refurbished interiors boast contemporary finishes and a fresh aesthetic, with neutral carpets throughout and newly installed wooden flooring. The property also features a delightful summer house, offering a versatile space that can be used for leisure, hobbies, or as a home office.

This home is not only a sanctuary but also conveniently located near local amenities, schools, and transport links, making it an ideal choice for families and professionals alike. The property also benefits from having off street parking with it's attractive driveway, with pretty Wisteria framing the building. The garden is laid to lawn and a shingled area for entertaining.



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- NEWLY REFURBISHED
- TOWN CENTRE LOCATION
- BEAUTIFULLY APPOINTED KITCHEN
- ORIGINAL FEATURES
- AVAILABLE IMMEDIATELY
- OFF STREET PARKING
- THREE FLOORS
- BI FOLD DOORS
- COUNCIL TAX BAND F

This plan is a representation of the property and measurements, where given, are approximate. None of the fixtures and fittings have been tested by us. These details are thought to be materially correct but we cannot guarantee there are no error and emissions and they do not form part of any contract