



Summerfield, Ashted KT21 2LF

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## Summerfield, Ashtead

*A substantial and immaculately presented four bedroom bungalow which has undergone considerable extension and refurbishment works by the current owners. This contemporary home offers flexible open plan accommodation finished to an excellent standard throughout. Located in a highly sought-after South Ashtead cul-de-sac close to outstanding schools.*

### Contemporary Detached Bungalow

Spacious & Open Plan

Three / Four Bedrooms

Bathroom & Shower Room

Useful Utility Room

Studio / Home Office

Extended & Renovated

Tandem Garage

Sought After Cul-de-sac

EPC Rating C

Close to outstanding local schools, including St Andrew's, Summerfield is a highly sought-after cul-de-sac in Lower Ashtead 0.8 miles from Ashtead station which offers trains to London Victoria and Waterloo in approximately 40 minutes.





A superb feature of this stunning home is the luxurious open plan kitchen / dining room which offers a quality fitted kitchen with a range of integrated appliances, a central island, skylight and bifold doors opening out into the rear garden. The separate utility room has a range of cupboards and work surfaces plus space for white goods. Semi-open plan to the kitchen / dining room is the spacious dual aspect living room with bespoke oak fitted cabinets, twin aspect doors to the garden and a wood burning stove.

The bungalow provides four spacious bedrooms, including a master bedroom with dressing room, bedrooms two and three with built in storage and a fourth bedroom which is currently set up as a study with a built in double bed. In addition, there is a contemporary bathroom and a separate shower / wc.

Externally and to the front, the property offers driveway parking. There is also additional on road parking. The tandem garage / workshop provides a work bench and plenty of space to work or garage a car. The rear garden is mainly laid to lawn with built up flower beds of various seasonal plants and bushes. The garden also benefits from two patio areas, perfect for al-fresco dining.

Another superb feature of the property is the garden home office / studio offering an excellent space for home working or entertaining, plus a useful separate store.

Viewings are advised to avoid disappointment.



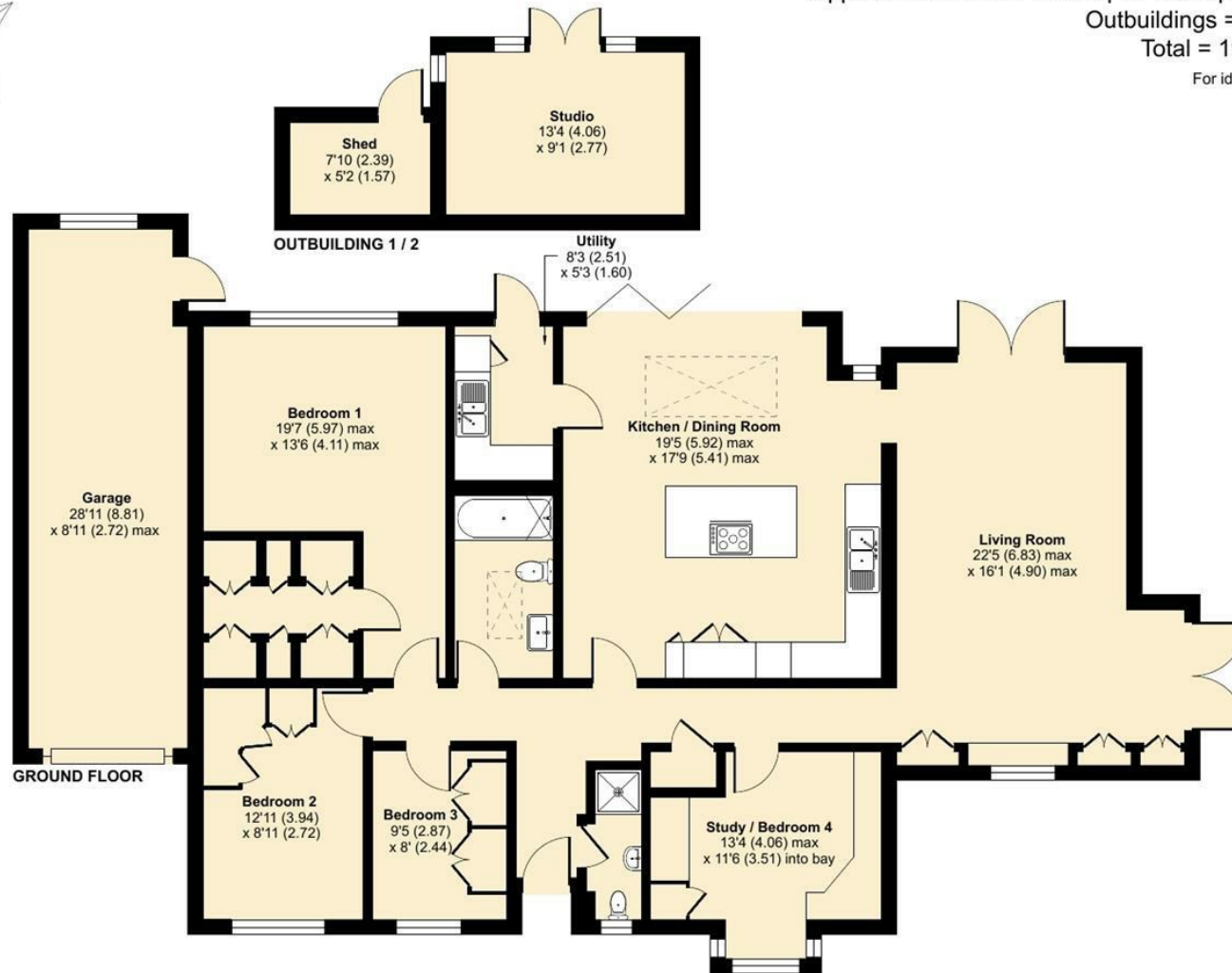
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Approximate Area = 1823 sq ft / 169 sq m (includes garage)

Outbuildings = 161 sq ft / 14 sq m

Total = 1984 sq ft / 183 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2023. Produced for V&H Homes. REF: 940262

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