



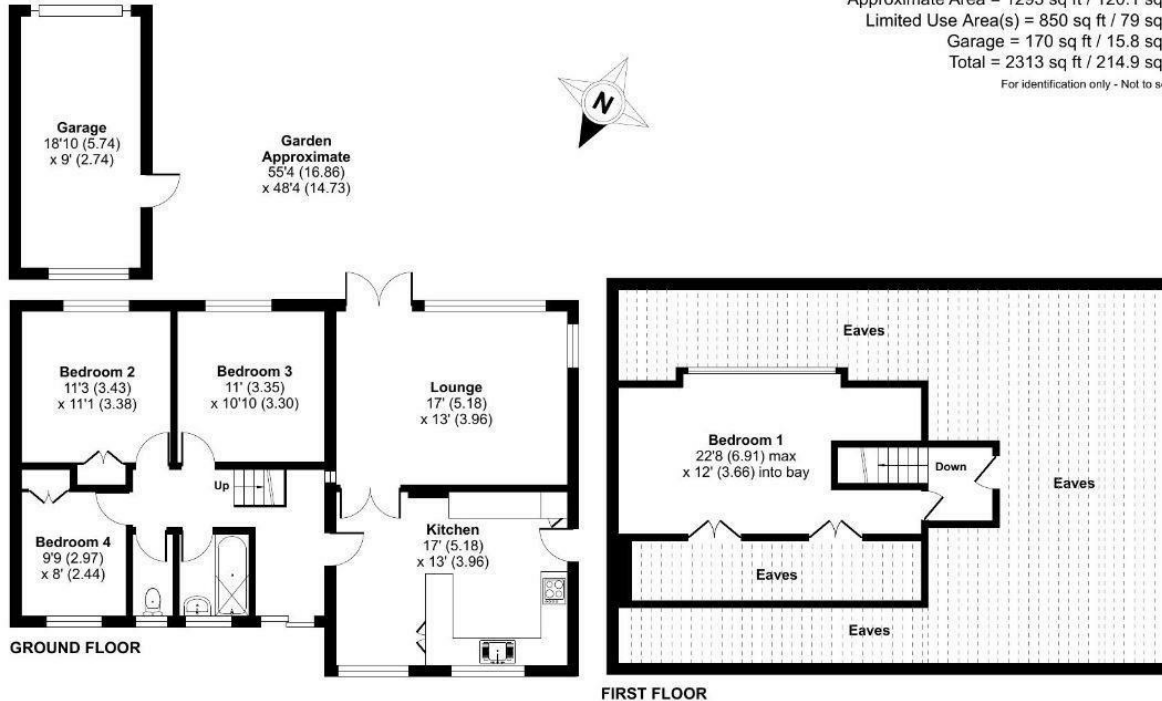
**RAWLINSON  
&WEBBER.**

Redland Gardens, West Molesey  
Asking Price £549,950 Freehold



## Redland Gardens, West Molesey, KT8

Approximate Area = 1293 sq ft / 120.1 sq m  
 Limited Use Area(s) = 850 sq ft / 79 sq m  
 Garage = 170 sq ft / 15.8 sq m  
 Total = 2313 sq ft / 214.9 sq m  
 For identification only - Not to scale



## Property Description

Rawlinson and Webber are pleased to offer for sale this fantastic four bedroom, semi-detached bungalow; situated in Redland Gardens – a private cul-de-sac in West Molesey.

This home offers a versatile space and a large external plot with ample potential to enlarge and modernise (STPP). Featuring an entrance hallway, a front-facing kitchen/breakfast room, leading to an expansive 17' lounge with French Doors opening to the southerly-facing rear garden. Completing the ground floor are three bedrooms, two of which include built-in storage, and a family bathroom with a separate W/C. Upstairs, benefits from a landing with a loft conversion and access to additional loft space and an impressive double bedroom with storage in the eaves, now requiring some work.

Externally the property comprises off-street parking on its own drive-way, and a large rear garden with the benefit of a detached garage with rear vehicular access via double gates. Other benefits include; NO ONWARD CHAIN, double-glazing and gas central heating. (EPC rating: E) Elmbridge Borough Council = Band E

## Features

- SEMI-DETACHED BUNGALOW
- FOUR DOUBLE BEDROOMS
- 2 RECEPTION ROOMS
- KITCHEN
- FAMILY BATHROOM WITH SEPARATE W/C
- OFF-STREET PARKING
- SOUTH-FACING REAR GARDEN
- VEHICULAR REAR ACCESS
- DETACHED GARAGE
- NO ONWARD CHAIN

Council Tax Band E

EPC Rating: E

