



## Elgar Avenue, KT5

### £799,950

A three-bedroom, rear extended, semi-detached family home offering spacious and versatile accommodation throughout. Further benefits include off-street parking to the front, scope to extend (STPP) and the advantage of being sold with no onward chain.

Situated on this highly sought-after road and within easy reach of excellent local amenities, transport links and some great schools.

### Features

- Semi Detached
- Three Bedrooms
- Off Street Parking
- Garage
- Potential To Extend (STPP)
- Great Location



## Elgar Avenue, KT5

The property features a porch leading into a generous entrance hallway, a bright front reception room, downstairs W/C and an extended rear reception room overlooking the attractive rear garden. The modern kitchen benefits from a dining area, ideal for family living and entertaining.

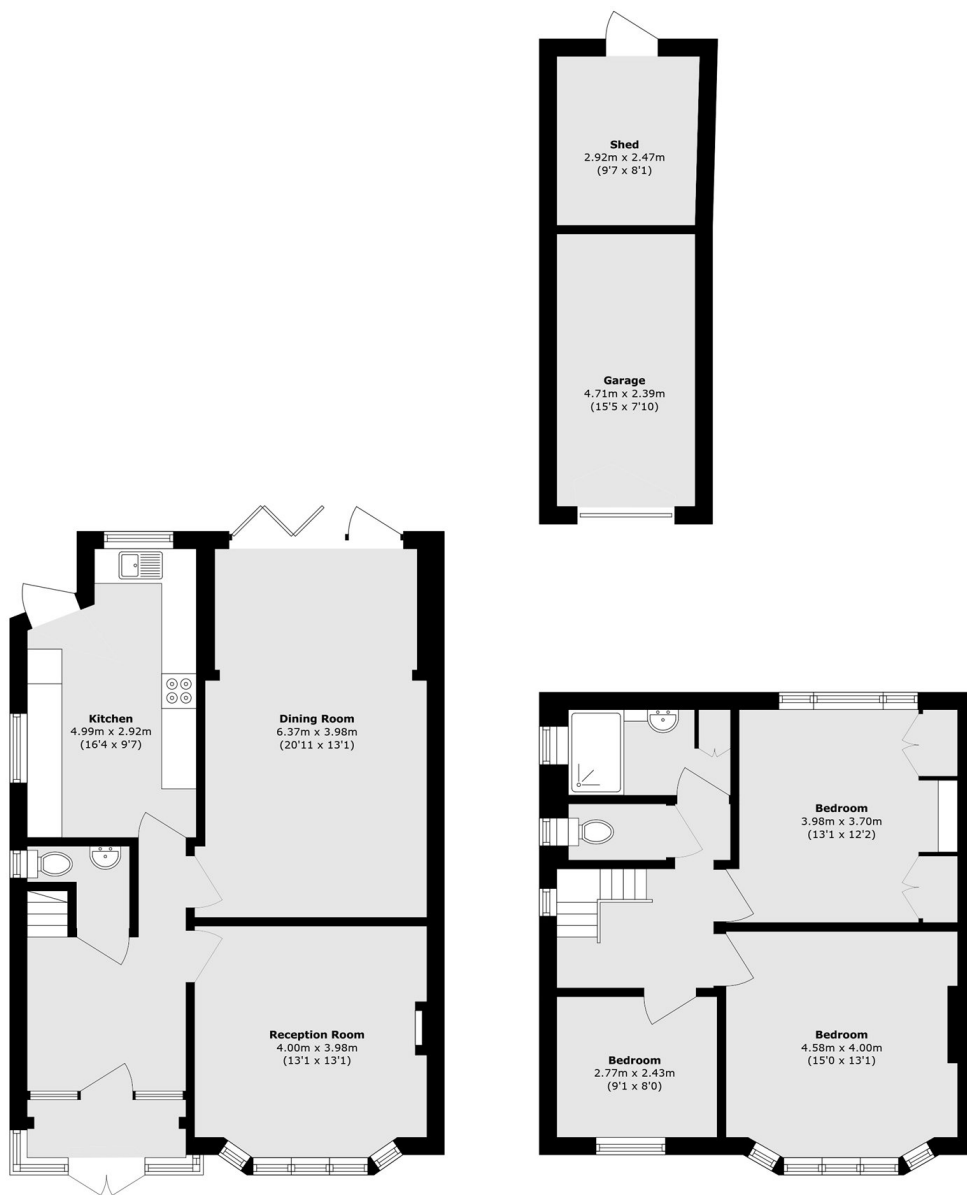
Upstairs are two well-proportioned double bedrooms, a third bedroom, a family bathroom and a separate cloak room

Externally, the property has lovely rear garden with a decked area, storage shed and garage.





# Elgar Avenue, Surbiton, KT5



Total area (approx.): 122.7 sq. m (1320.7 sq. ft)  
Garage and Shed area (approx.): 18.7 sq. m (201.3 sq. ft)

## Dexters

Surbiton  
4 Claremont Road  
Surbiton  
KT6 4QU  
Sales  
020 8390 3939

Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

 **RICS** | Regulated  
Estate Agent  
and Letting Agent

[dexters.co.uk](https://www.dexters.co.uk)