



**Waverley Road, Epsom**

**Guide Price £850,000**





## Waverley Road

Epsom

Beautifully extended 4-bed semi-detached house. Bright reception rooms, spacious kitchen, master with en-suite, landscaped garden, off-street parking. Close to amenities and train station. Stylish, comfortable, functional living in a desirable location. Viewing recommended!

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Extended Semi-Detached House
- Well Presented
- Popular Location
- Two Receptions
- Spacious Kitchen
- Four Bedrooms
- Two Bathrooms
- Landscaped Garden
- Off Street Parking
- Close to Shops & Station



We are proud to present this beautifully extended 4-bedroom semi-detached house that exudes charm and elegance.

As you step inside, you are greeted by a bright and spacious reception hall that flows seamlessly into two reception rooms, offering a versatile space for both relaxation and entertainment. The heart of the home is undoubtedly the generously proportioned kitchen, creating a culinary haven and a hub for family gatherings.

Upstairs, the property boasts four well-appointed bedrooms, providing a peaceful sanctuary for rest and rejuvenation. The master bedroom, on the second floor, benefits from its own en-suite bathroom, while the additional bedrooms are served by a second well-appointed family bathroom.

The landscaped garden serves as an idyllic retreat, perfect for alfresco dining and enjoying the outdoors in a tranquil setting. Convenience is key with off-street parking for two vehicles, ensuring ease of access for residents and guests alike. Furthermore, the property's proximity to the local amenities at Stoneleigh with its shops and mainline train station, provides added convenience for daily living and commuting.

In summary, this property embodies a harmonious blend of style, comfort, and functionality, making it an exceptional opportunity for those seeking a sophisticated living space in a desirable location. With its impeccable presentation, abundant living space, and convenient amenities, this property is sure to exceed expectations.

# Waverley Road, Epsom, KT17

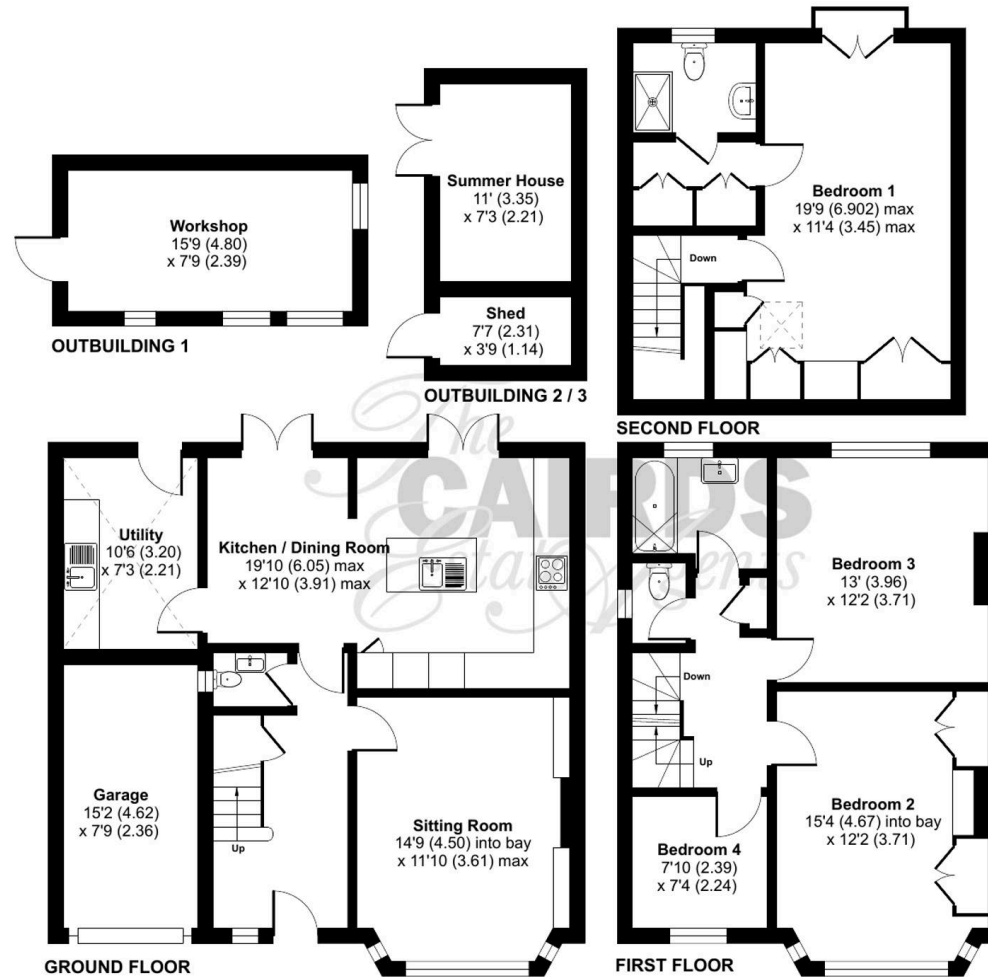
Approximate Area = 1509 sq ft / 140.1 sq m

Garage = 110 sq ft / 10.2 sq m

Outbuildings = 233 sq ft / 21.6 sq m

Total = 1852 sq ft / 171.9 sq m

For identification only - Not to scale











## Cairds The Estate Agents

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