



Rose Bushes, Epsom

Guide Price **£775,000**



Rose Bushes

Epsom

4-bed detached house in quiet cul-de-sac. Open plan kitchen/diner, spacious reception. Generous bedrooms, modern shower room, large garden, integral garage, off-street parking. Close to Epsom Downs, shops, amenities, stations, excellent schools. Viewing essential! Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: G

- Quiet Cul-De-Sac
- Bright Open Plan Contemporary Kitchen/Diner
- Spacious Reception
- Modern Shower Room
- Ground Floor W.C.
- Large Garden
- Integral Garage
- Off Street Parking For Up To 3 Cars
- Easy Reach of Local Shops, Amenities & Stations
- Catchment Of Excellent Schools

Nestled within a tranquil cul-de-sac in a sought-after locale, this exceptional 4-bedroom detached house presents an enticing opportunity for discerning buyers.

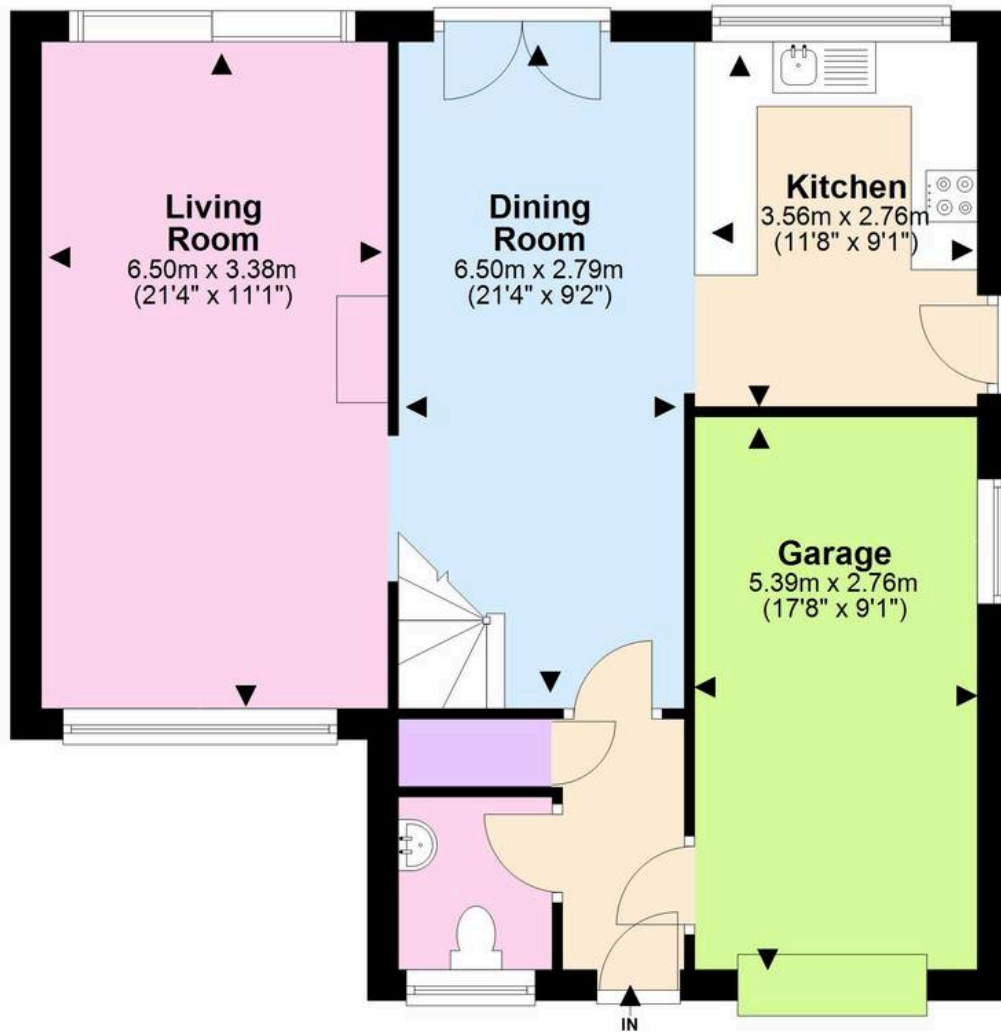
Boasting a bright and airy open plan contemporary kitchen/diner, ideal for modern living, and a spacious reception area, this property offers a perfect balance of style and functionality. The four generous bedrooms provide ample space for a growing family, while the modern shower room and ground floor W.C. add convenience to daily living. Outside, a large garden beckons for al fresco gatherings, complemented by an integral garage and off-street parking for up to three cars, ensuring practicality and ease.

Situated in the proximity of the renowned Epsom Downs, residents can relish the beauty of nature just a stone's throw away from the comfort of their home. The property's strategic location provides easy access to local shops, amenities, and stations, enhancing the ease of daily commutes and errands. Furthermore, families will appreciate the catchment area of excellent schools, promising a high standard of education within reach.

Call us today to schedule your viewing!

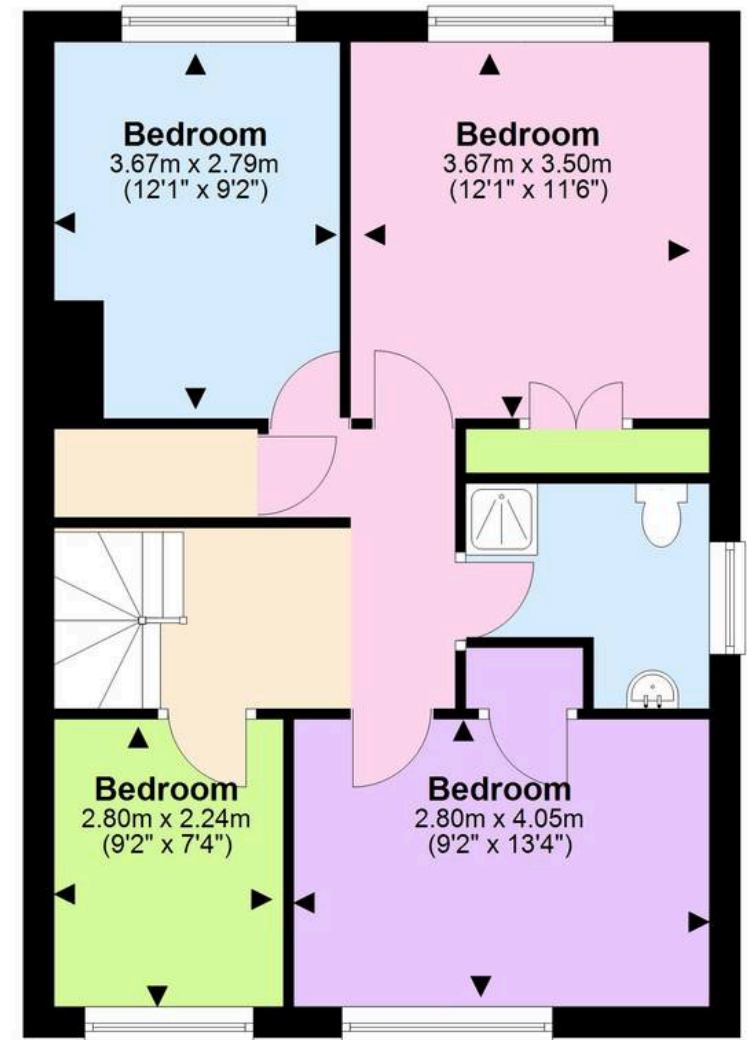
Ground Floor

Main area: approx. 58.0 sq. metres (624.1 sq. feet)
Plus garages, approx. 14.8 sq. metres (159.8 sq. feet)



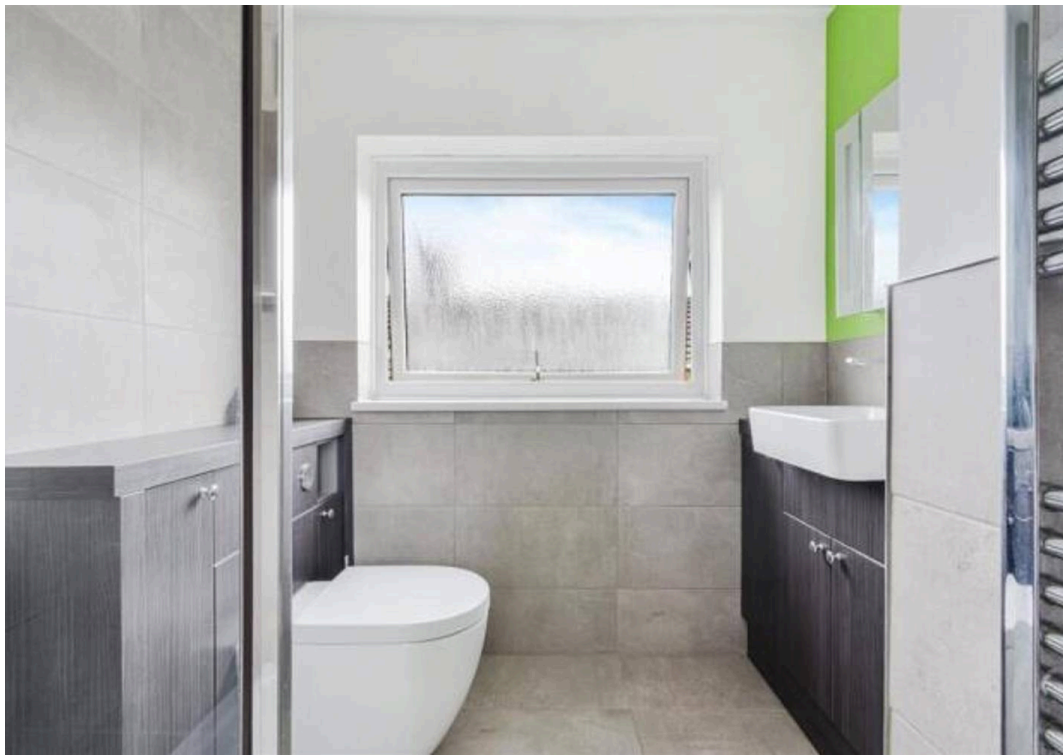
First Floor

Approx. 60.1 sq. metres (646.5 sq. feet)



Main area: Approx. 118.0 sq. metres (1270.6 sq. feet)

Plus garages, approx. 14.8 sq. metres (159.8 sq. feet)





Cairds The Estate Agents

Cairds The Estate Agents, 128-130 High Street - KT19 8BT

01372 743033 • homes@cairds.co.uk • www.cairds.co.uk