



Cobwebs, 2 Uplands Drive, Oxshott, KT22 0JD
Offers Over £1,500,000 Freehold

SITUATION AND DESCRIPTION

Spacious family home, ideally located in the heart of Oxshott village, updated by the current owners to include new double glazed windows and bi-fold doors, front door, boiler and central heating system, bespoke kitchen, two bathrooms, staircase, CAT6 wiring and integrated sound system. The property offers versatile accommodation with five bedrooms, three bathrooms, three receptions and is offered with no onward chain.

HOW TO GET THERE

From our office on Oxshott High Street, Uplands Drive is just 70 metres along the Leatherhead Road on the left.

ENTRANCE

Covered porch. Front door into spacious hallway with wood flooring and under-stairs storage.

LIVING ROOM

21'2" x 12'8" (6.47m x 3.87m)
Wood flooring, feature stone fireplace with contemporary log effect gas fire, bi-fold doors to rear garden. Ceiling mounted speakers. Glazed double doors to:

PLAY ROOM

14'5" x 12'8" (4.40m x 3.87m)
Bay window, wood flooring, ceiling mounted speakers.

DINING ROOM

11'11" x 10'10" (3.65m x 3.32m)
Wood flooring, ceiling mounted speakers.

KITCHEN/BREAKFAST ROOM

20'5" x 12'11" (6.23m x 3.95m)
Rear aspect with plantation shutters. Recently refurbished with under floor heating and Charnay

kitchen with range of wall and base units with stone worktop over. Integrated appliances including gas hob with four standard rings plus wok burner, twin ovens, microwave combi grill, coffee machine and dishwasher. Under-mounted 1.5 bowl steel sink with mixer tap and instant hot water tap. Central island with further storage and Miele wine fridge. American style fridge/freezer. Bi-fold doors to rear garden. Ceiling mounted speakers.

UTILITY ROOM

Range of base and wall units with worktop and surface mounted stainless steel sink with drainer. Space and plumbing for washing machine and tumble dryer. Door to side access path.

CLOAKROOM

Wall hung W.C. with concealed cistern and vanity unit with surface mounted wash hand basin and storage below.

STAIRS UP

New Oak and glass staircase to first floor landing. Airing cupboard and loft hatch with pull down ladder.

MASTER BEDROOM

17'7" x 12'8" (5.36m x 3.88m)
Range of fitted wardrobes. Ceiling mounted speakers. Door to:

EN SUITE BATHROOM

Recently refurbished with underfloor heating and Bathroom Eleven supplied tile enclosed bath with wall mounted tap and hand held shower head, over-sized walk-in shower with hand held and over head shower, wall mounted vanity unit with twin hand wash basins and storage below. Ceiling mounted speakers.

BEDROOM TWO

13'0" x 10'9" (3.98m x 3.30m)
Fitted wardrobe. Door to:

EN SUITE BATHROOM

Panel enclosed bath, pedestal wash hand basin and low level W.C.

BEDROOM THREE

12'9" x 10'5" (3.90m x 3.18m)
Plantation blinds, fitted wardrobes.

BEDROOM FOUR

14'4" x 10'10" (4.38m x 3.32m)
Plantation blinds and fitted wardrobe.

BEDROOM FIVE

9'2" x 8'5" (2.81m x 2.57m)
Plantation blinds.

FAMILY BATHROOM

Recently refurbished with underfloor heating and Bathroom Eleven supplied tile enclosed bath with hand held shower attachment, separate shower cubicle with hand held and over-head shower, wall hung W.C. with concealed cistern and wall mounted vanity unit with surface mounted wash hand basin and storage below.

REAR GARDEN

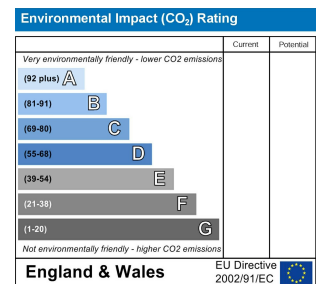
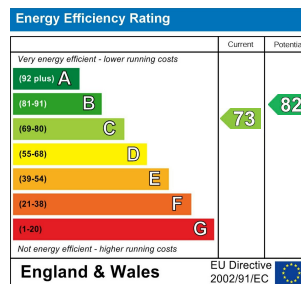
Large patio with covered hot tub area. Raised lawn with mature shrub and hedge boundaries. Leading to side garden with Astro-turf.

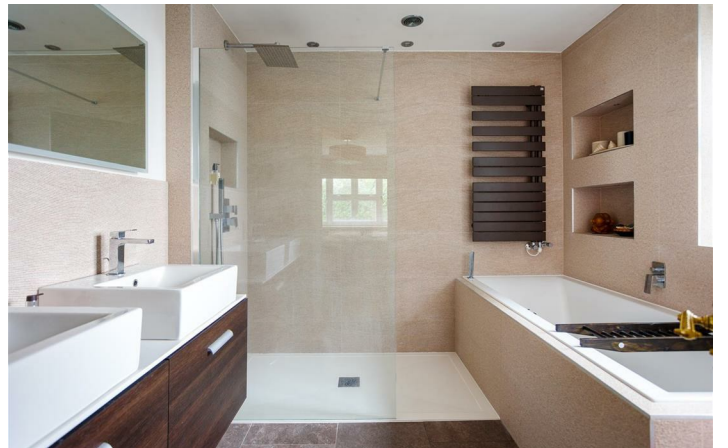
GARAGE

60'0" x 60'0" (18.3m x 18.3m)
Double garage with remote up and over door, power and light and Dyno floor tiles.

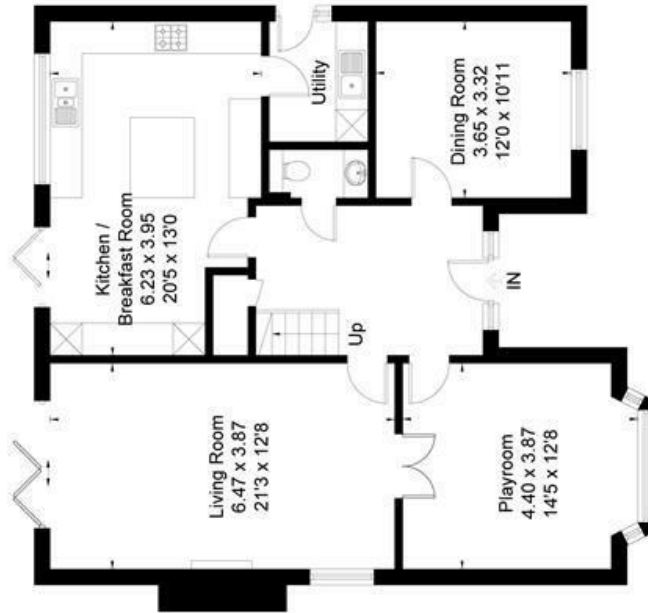
FRONT GARDEN

Lawned front garden and driveway with off street parking.

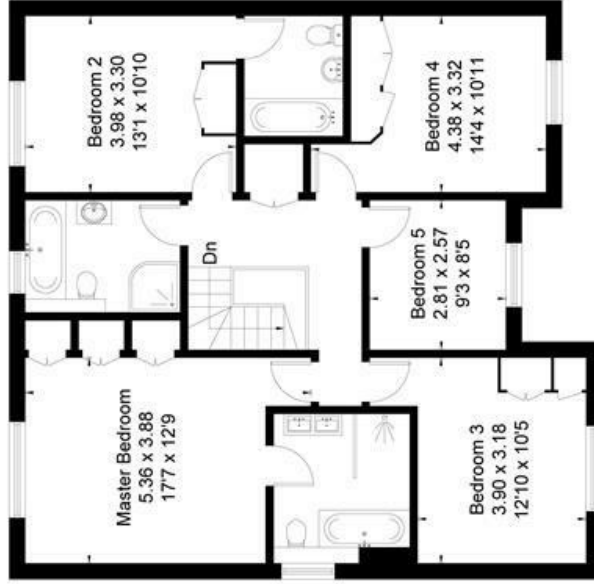




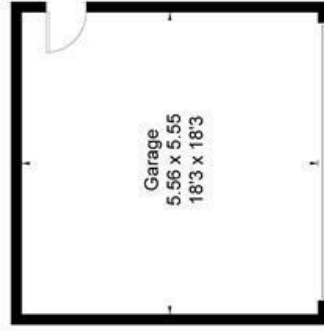
Approximate Floor Area = 199.9 sq m / 2152 sq ft
 Garage = 31.3 sq m / 337 sq ft
 Total = 231.2 sq m / 2489 sq ft



Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition. All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #66126