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**Beechen Lane, Lower Kingswood, Tadworth, KT20 6RU**

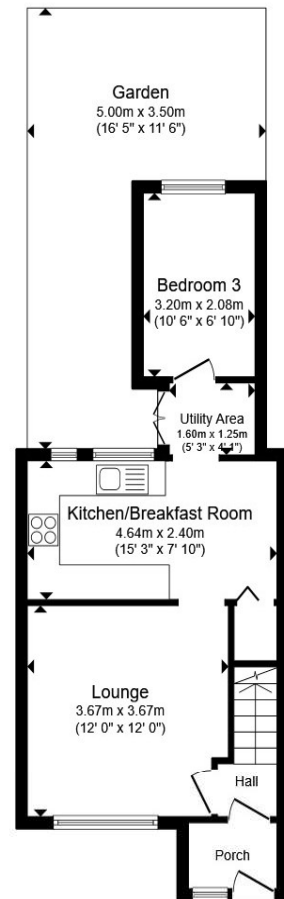
  
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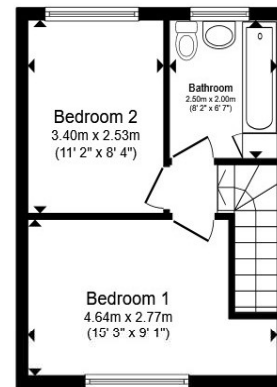
**Beechen Lane, Lower Kingswood, Tadworth**

Set in the semi-rural village of Lower Kingswood, this charming terraced home on Beechen Lane offers well-balanced living space, beautiful countryside views and a generous south-facing garden in excess of 100ft, all complemented by off-street parking for two vehicles.





**Ground Floor**



**First Floor**

Total floor area 67.1 m<sup>2</sup> (722 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

Located in the charming semi-rural village of Lower Kingswood, this attractive terraced home on Beechen Lane offers comfortable and versatile living with beautiful countryside views. The property features two reception rooms, ideal for both relaxing and entertaining, along with two well-proportioned bedrooms, making it well suited to first-time buyers, downsizers or a small family.

Extended to the rear, the home enjoys a south-facing garden measuring in excess of 100ft, thoughtfully landscaped with patio areas, established borders and a powered shed. Backing directly onto open countryside, the outlook is a standout feature and provides a peaceful setting that never dulls. To the front, a driveway offers parking for two vehicles, adding everyday practicality.

Situated in a popular residential road, the property is ideally placed for countryside walks and bridleways, while Kingswood Primary School is just a short walk away. Reigate and Banstead town centres are within easy reach, offering a wide range of shops, amenities and well-regarded schools. The M25 (Junction 8) is nearby, providing convenient access to Gatwick and Heathrow Airports.



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## Beechen Lane, Lower Kingswood, Tadworth

- Mid Terrace
- Two / Three Bedrooms
- Block Paved Driveway For Two Cars
- Over 100ft Private Rear Garden
- Stunning Views Over Sprawling Countryside

Tenure: Freehold EPC Rating: E  
Council Tax Band: D

offers over

**£450,000**



**view this property online** [barnardmarcus.co.uk/Property/EPS110445](https://www.barnardmarcus.co.uk/Property/EPS110445)



Property Ref:  
EPS110445 - 0003

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Please note the marker reflects the postcode not the actual property