

2 Old Road  
Row Town  
KT15 1EW





## 2 Old Road

£600,000

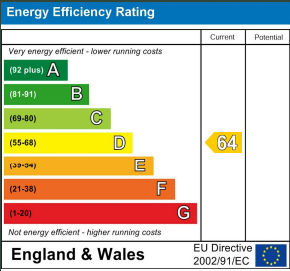
Fresh. Flexible. Future-ready.

Never underestimate the joy of a west-facing garden. As the day draws to a close, the sun lingers a little longer, casting a warm glow across the patio as the evening skies put on a display that the current owners say never loses its appeal.

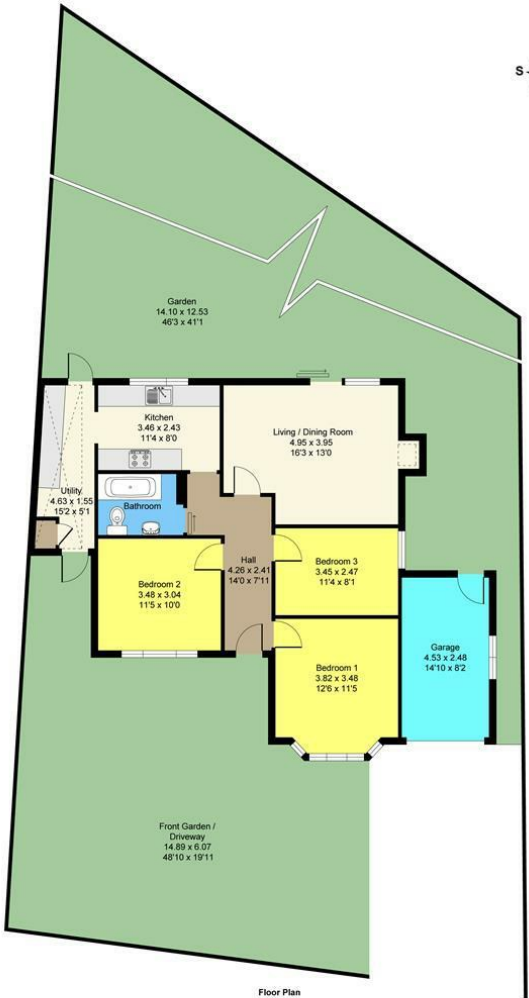
Some homes ask for nothing more than for you to move in and enjoy them. Beautifully refurbished from top to bottom, this is one of them.

- Quietly positioned on one of Row Town's leafy roads, moments from green open spaces, village amenities, Ottershaw, Addlestone & convenient road & rail links
- Comprehensively refurbished from top to bottom, including a new kitchen & bathroom, allowing buyers to simply move in & enjoy from day one
- Three comfortable double bedrooms within a home thoughtfully designed for today, with exciting scope to grow into tomorrow
- Naturally bright living & dining room featuring a timber mantel fireplace, glazed doors opening onto the garden & elevated views across the surrounding greenery
- Thoughtfully planned galley-style kitchen enjoying lovely garden views, complemented by a practical utility area with laundry space & access to both the front & rear of the property
- Beautifully refitted bathroom designed as a calm, restful retreat with elegant finishes
- Welcoming entrance hallway creating an easy flow throughout, ideal for accessible single-level living with flexibility for family life, guests or home working
- West-facing, easy-to-maintain rear garden featuring a patio, Mediterranean-inspired seating area, established planting, fruit trees, outside lighting & a wonderful sense of privacy
- Integrated garage offering valuable storage together with exciting scope to create additional living space, complemented by a generous driveway & gated side access to both sides of the property
- EPC Rating: D / Council Tax Band: E

Local Authority Runnymede  
R  
  
Council Tax Band  
E



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



Floor Plan  
Marketed By Mint Homes Ltd  
TOTAL FLOOR AREA : 92.59 sq.m. (997 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the information contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken by any error.  
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