

9 Grosvenor Mews, Grosvenor Road

V&H HOMES

Grosvenor Mews

Grosvenor Road, Epsom

Council Tax band: F

Tenure: Freehold

- No Onward Chain
- Three Double Bedrooms
- Master Bedroom with En-Suite Shower Room
- Large Kitchen/Diner
- Utility Room
- Laid Out Over Three Floors
- Basement Level Study Room
- South-West Facing Garden
- Off-Street Parking And Garage For 2-3 Cars
- Views of Epsom Downs

V&H HOMES



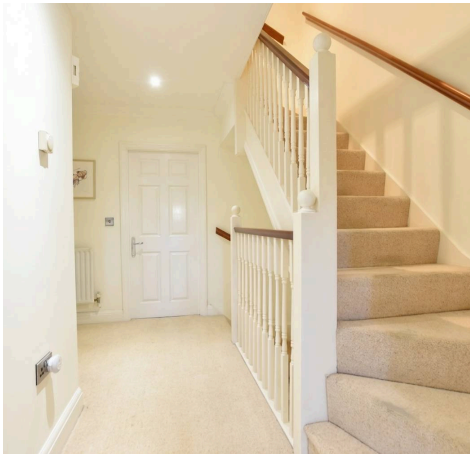












Grosvenor Mews

Grosvenor Road, Epsom

A well presented and spacious modern three-storey townhouse, ideally positioned in a sought-after village location on the doorstep of the prestigious Epsom Downs Racecourse. Offering generous and versatile accommodation arranged over three floors, this attractive home is perfectly suited to modern family living.

The lower ground floor provides excellent additional space, incorporating a garage, dedicated gym area and separate utility room.

The upper ground floor features a spacious kitchen/dining room, ideal for family gatherings and entertaining, together with a separate comfortable lounge which opens into a conservatory overlooking the patio and garden.

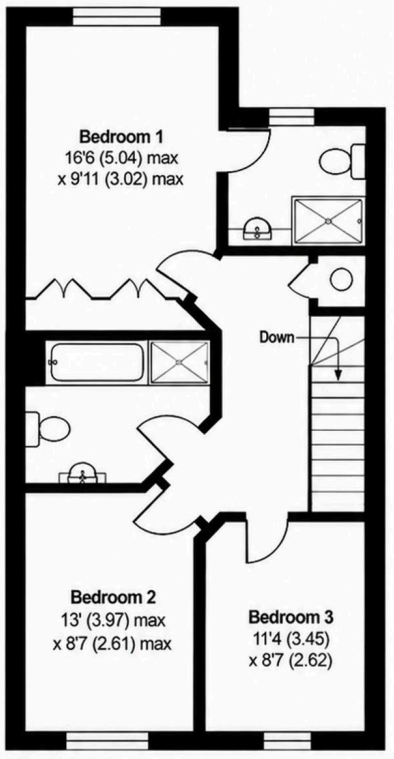
The garden provides a lovely outdoor space to relax and enjoy, with plenty of scope for entertaining.

On the first floor are three well-proportioned double bedrooms, including a principal bedroom with en-suite facilities, complemented by a modern family bathroom. Combining contemporary living, generous room proportions and excellent additional facilities, this superb townhouse enjoys a desirable village setting with the open spaces and attractions of Epsom Downs right on its doorstep.

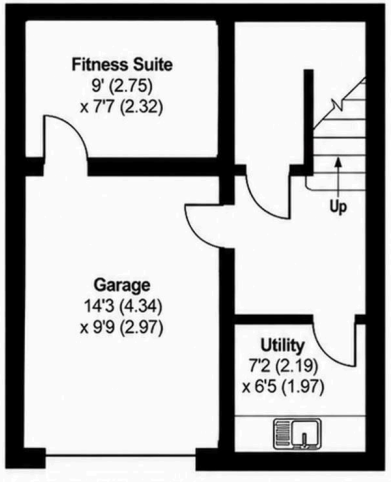
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Grosvenor Mews, Grosvenor Road, Epsom, KT18

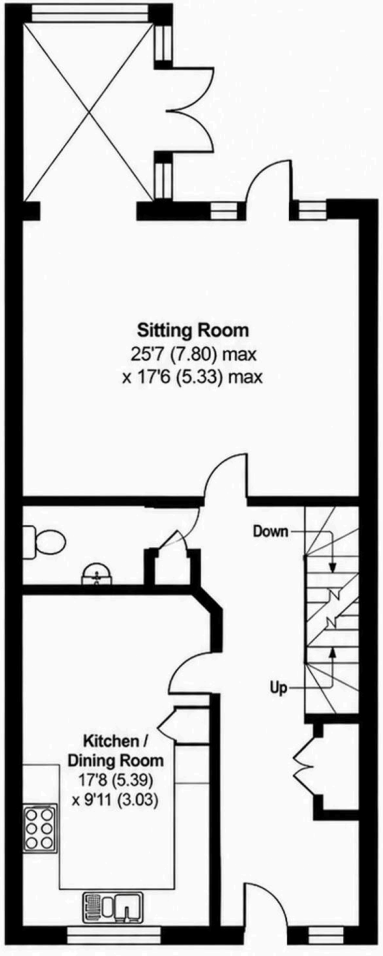
Approximate Area = 1559 sq ft / 144.8 sq m
Garage / Office = 226 sq ft / 21 sq m
Total = 1785 sq ft / 165.8 sq m
For identification only - Not to scale



FIRST FLOOR



LOWER GROUND FLOOR



GROUND FLOOR