



Briarwood Road

Epsom

Guide Price £775,000 - £800,000



KAYBRIDGE
RESIDENTIAL



Briarwood Road

Epsom

- Four/Five bedroom semi-detached family home
- Fully refurbished throughout
- Chain free
- Two reception rooms
- Stylish fitted kitchen
- Ground floor WC
- Approx. 81ft rear garden with patio, outbuilding and shed

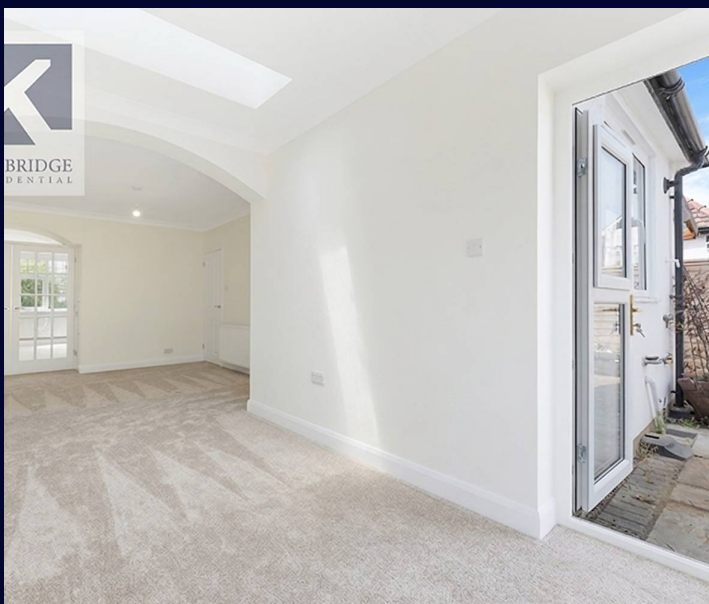
Briarwood Road, Epsom, KT17 2NG

Chain Free

A beautifully presented and extended, four/five bedroom semi-detached family home, finished to an exceptional standard throughout following a full programme of refurbishment. Offered chain free, this is a rare opportunity to move straight into a turn-key home in one of Epsom's most sought-after residential roads.

Ground Floor

The property opens into a bright and welcoming hallway leading to two well-proportioned reception rooms, ideal for a growing family and a study/bedroom ideal for working from home. The stunning kitchen is the heart of the home, fitted with a striking range of shaker-style units, wood-effect worktops, and integrated appliances, with doors opening onto the rear garden. A ground floor WC completes this level.



First Floor

Upstairs offers four genuine bedrooms, each finished neutral décor throughout, along with a beautifully appointed family bathroom and useful eaves storage.

Outside

To the rear is a superb, well-established garden extending to approximately 81ft, offering a large paved patio area perfect for entertaining, mature planting and borders, a versatile outbuilding, and a further garden shed. To the front, a private driveway provides off-street parking.

Council Tax band: TBD

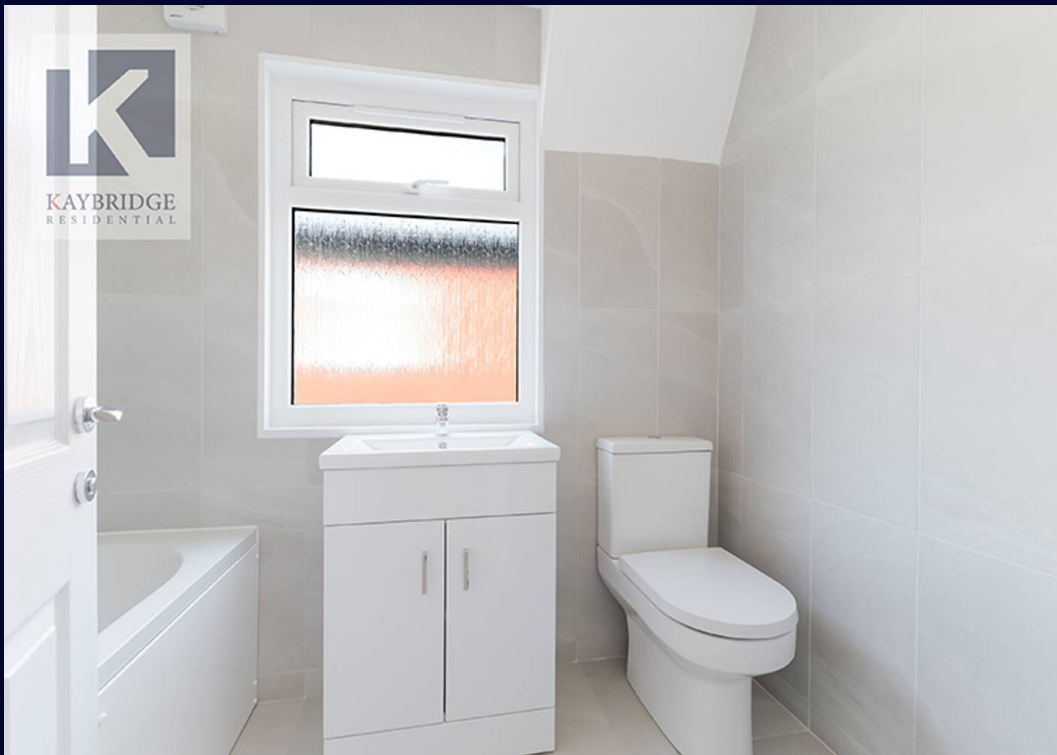
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

Briarwood Road sits within easy reach of Stoneleigh Broadway , with its excellent range of shops, restaurants, and mainline station offering fast links into London. The property is well placed for local schools and open green spaces, making it an ideal choice for families.





BRIARWOOD ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1322 SQ FT - 122.82 SQ M

(EXCLUDING OUTBUILDING & SHED)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF OUTBUILDING & SHED: 205 SQ FT - 19.05 SQ M



FOR ILLUSTRATION PURPOSES ONLY

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