



Throrer Place, Dorking RH5 4GD

welcome to

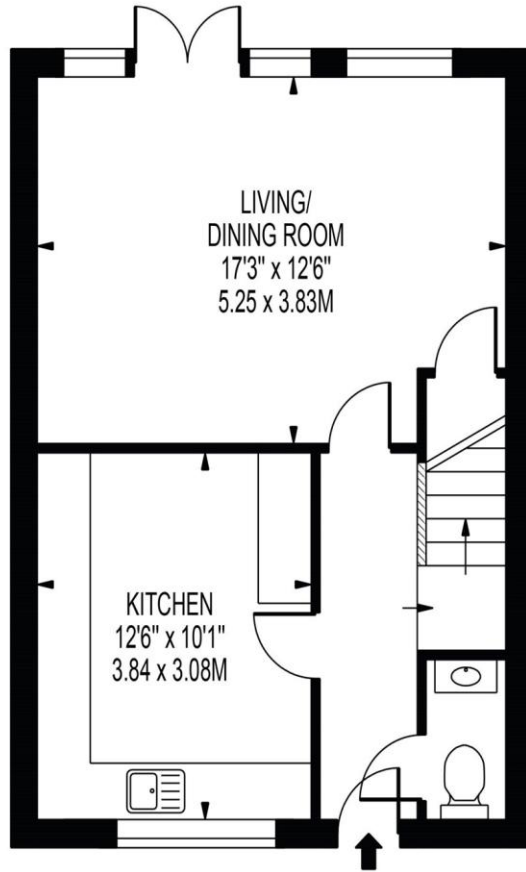
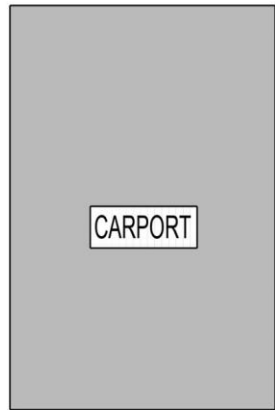
Thrower Place, Dorking

The property starts in the welcoming hallway with access to a convenient downstairs W.C. The kitchen is stylish and well-equipped, featuring an integrated oven and fridge freezer, with space for a washing machine/tumble dryer. A breakfast bar provides a casual dining area, perfect for morning coffee or entertaining. Generously sized and full of natural light, the living area boasts French doors opening onto the rear garden, creating a seamless indoor-outdoor living experience. The master bedroom situated at the rear of the property, includes built-in cupboards and benefits from a modern en-suite with shower, wash basin, and W.C. There's a further well-proportioned double bedroom, ideal as a guest room or additional family space. And a single bedroom, perfect for a nursery, home office, or child's room. The family bathroom is complete with a bath with shower over, wash basin, and W.C., offering a functional and well-finished space for the whole household. The rear garden features a patio area ideal for outdoor dining, with the remainder laid with low-maintenance artificial grass—great for year-round use. There is also space for a shed, providing valuable outdoor storage. Monthly service charge as a private estate £50.15pm.



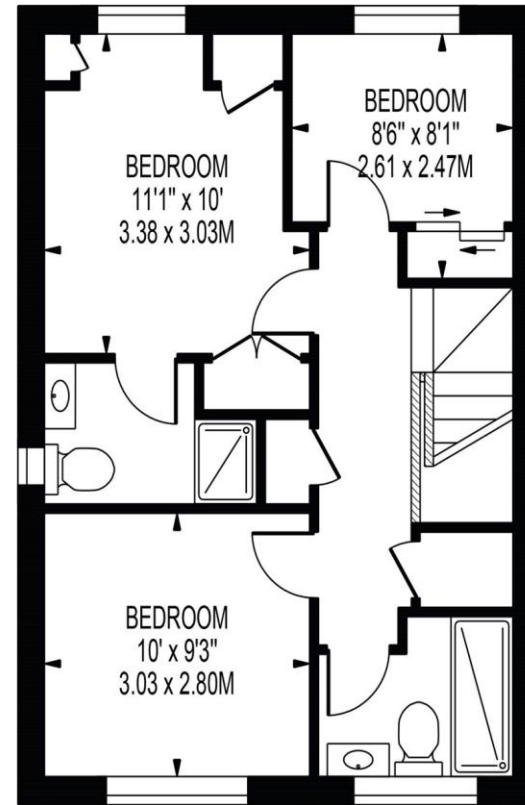
THROWER PLACE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 901 SQ FT - 83.74 SQ M



GROUND FLOOR

FOR ILLUSTRATION PURPOSES ONLY



FIRST FLOOR

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
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welcome to

Throrer Place, Dorking

- Three bedroom family home located at the rear of a private residential development.
- Open plan lounge/dining room overlooking rear gardens
- light and airy kitchen
- Upstairs family bathroom with convenient downstairs W/C for guests,
- Carport and parking space with visitors spaces.

Tenure: Freehold EPC Rating: C

Council Tax Band: E

guide price

£425,000



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/DRK102019](https://www.barnardmarcus.co.uk/Property/DRK102019)



Property Ref:
DRK102019 - 0017

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