



KAYBRIDGE  
RESIDENTIAL



Parkview Way, Epsom

Epsom

Guide Price £700,000 - £725,000





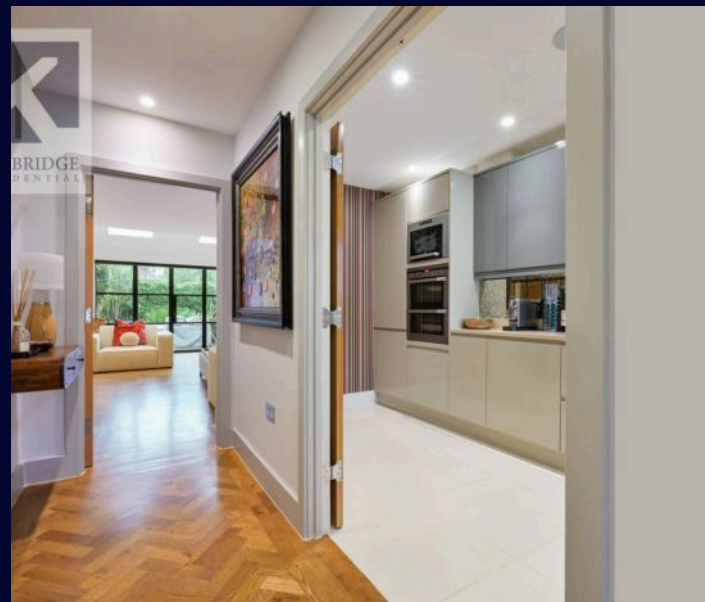
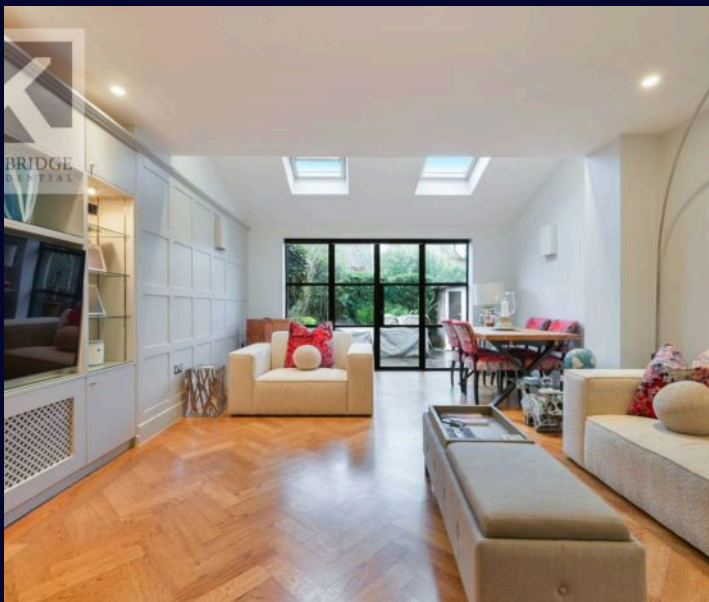
## Parkview Way, Epsom

- Three-bedroom semi-detached house
- Modern and contemporary finish throughout
- Three stylish bathrooms
- Bright, spacious and well-designed accommodation
- Popular residential location
- Underfloor heating
- Air source heat pump (energy efficient heating)
- Move-in-ready condition, Chin Free

A beautifully presented **three-bedroom semi-detached home**, **refurbished and extended to an exceptional standard**, offering sleek, modern living with high-end finishes, smart technology, and energy-efficient features throughout.

The heart of the home is the impressive rear extension, which creates a stylish open-plan kitchen and living space. This area is enhanced by striking **Crittall-style doors opening directly onto the garden**, allowing natural light to flood the space while providing a contemporary architectural statement and seamless indoor-outdoor connection.

Accommodation is arranged to suit modern family life and includes **three well-proportioned bedrooms** and **three contemporary bathrooms**, all finished to a high specification. The home further benefits from **air conditioning** for year-round comfort and **integrated Sonos speakers** throughout, creating a premium living and entertaining experience.



A standout feature is the inclusion of an **air source heat pump & underfloor heating**, delivering an energy-efficient and environmentally friendly heating solution that supports lower running costs and sustainable living. Externally, the rear garden offers a private and inviting space, ideal for entertaining or relaxing, while the overall presentation of the property reflects the meticulous attention to detail and investment made by the current owners.

Located in a popular residential area of Epsom, Parkview Way is well positioned for local amenities, schools, transport links, and green spaces, making it an ideal home for families and professionals alike.

A **stylish, move-in-ready home** combining contemporary design, smart technology, and modern efficiency – **early viewing is highly recommended**.

Guide price £700,000 to £725,000

Council Tax band: D

Tenure: Freehold

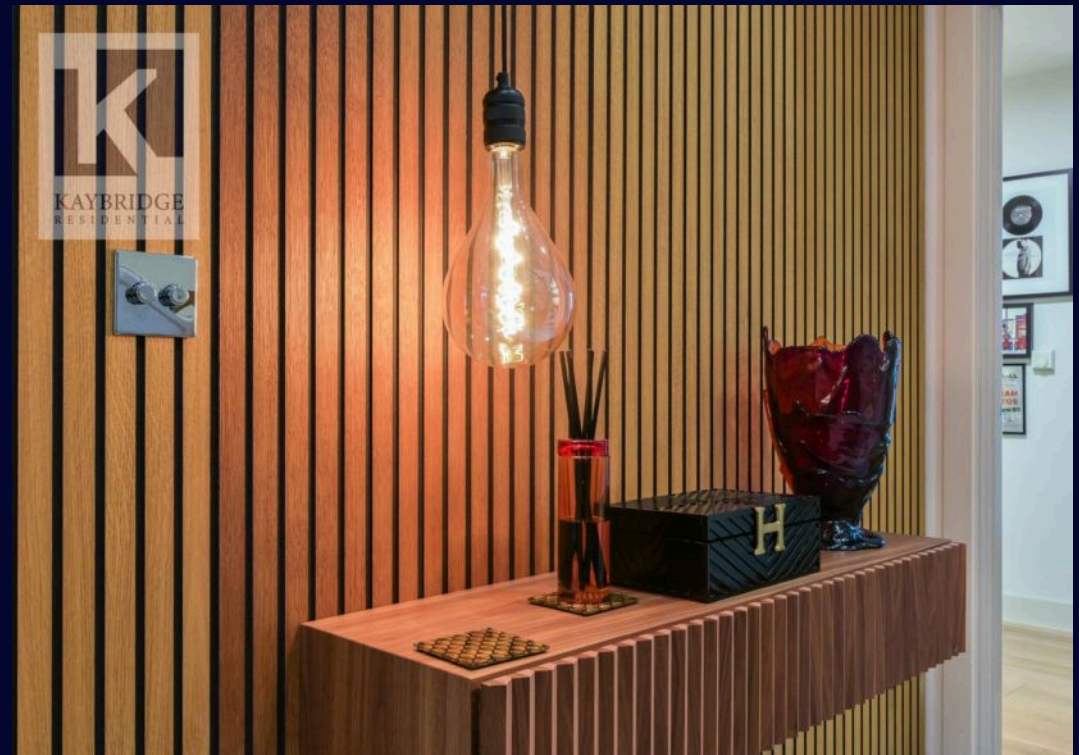
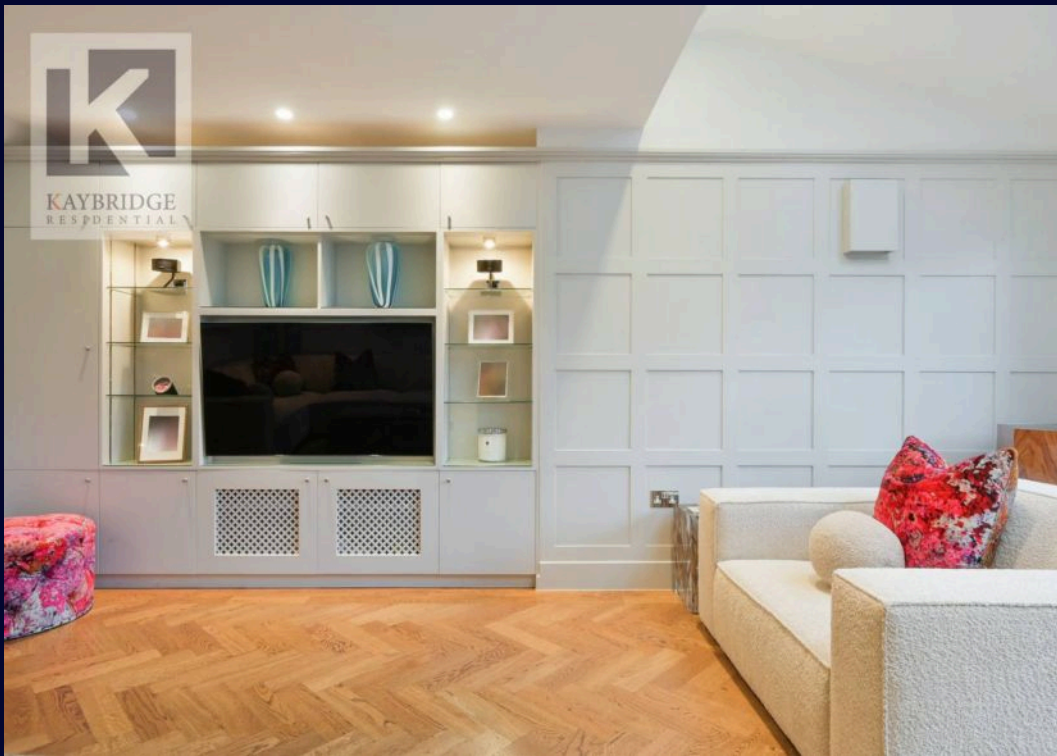
EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

Located in a desirable residential area, Parkview Way is well placed for local amenities, schools, transport links, and green spaces, making this an ideal home for families and professionals alike. A superb, move-in-ready home combining contemporary design, modern technology, and quality craftsmanship – early viewing is highly recommended.





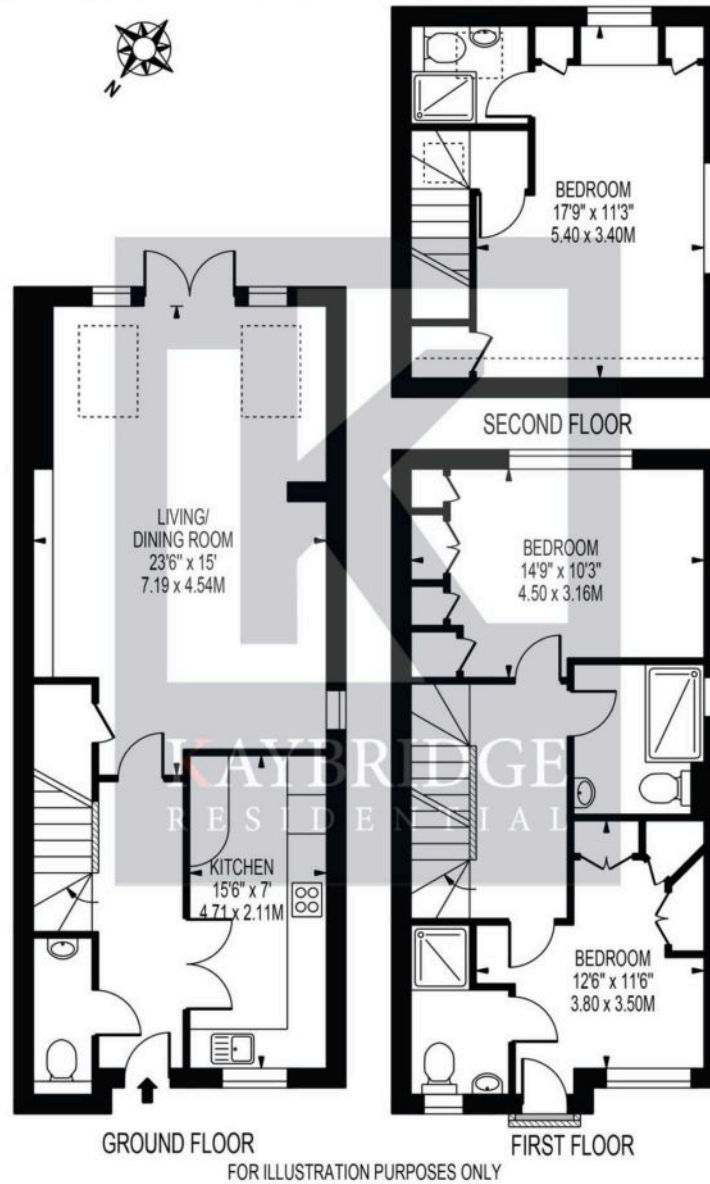


## PARKVIEW WAY

APPROXIMATE TOTAL INTERNAL FLOOR AREA: 1279 SQ FT - 118.78 SQ M

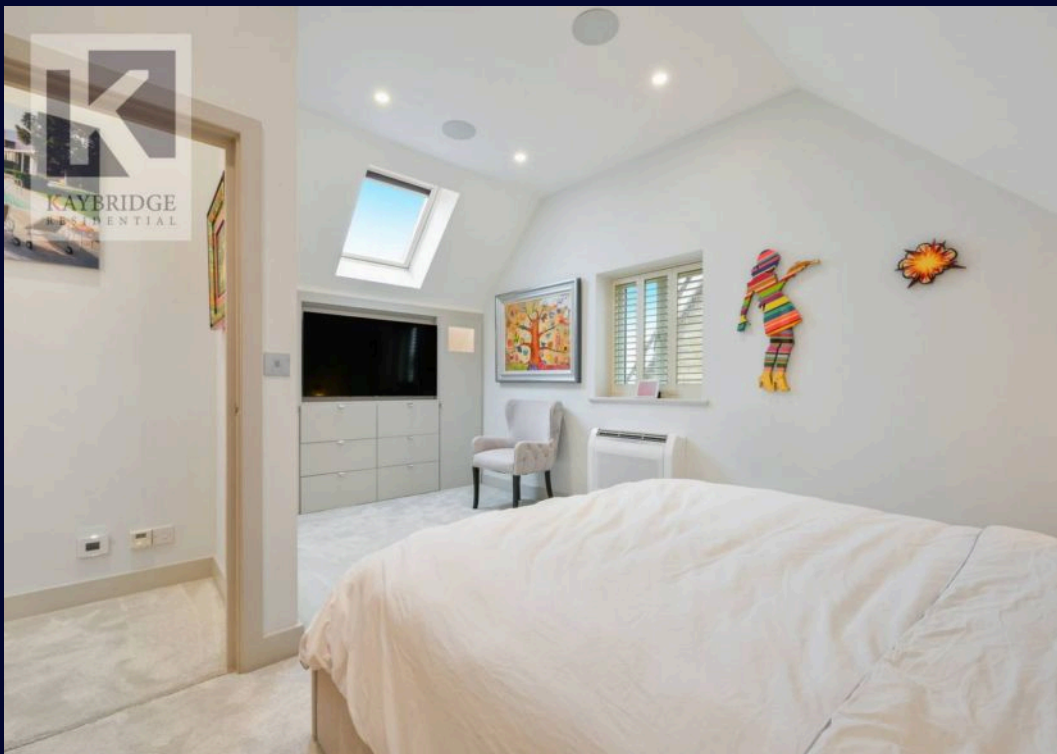
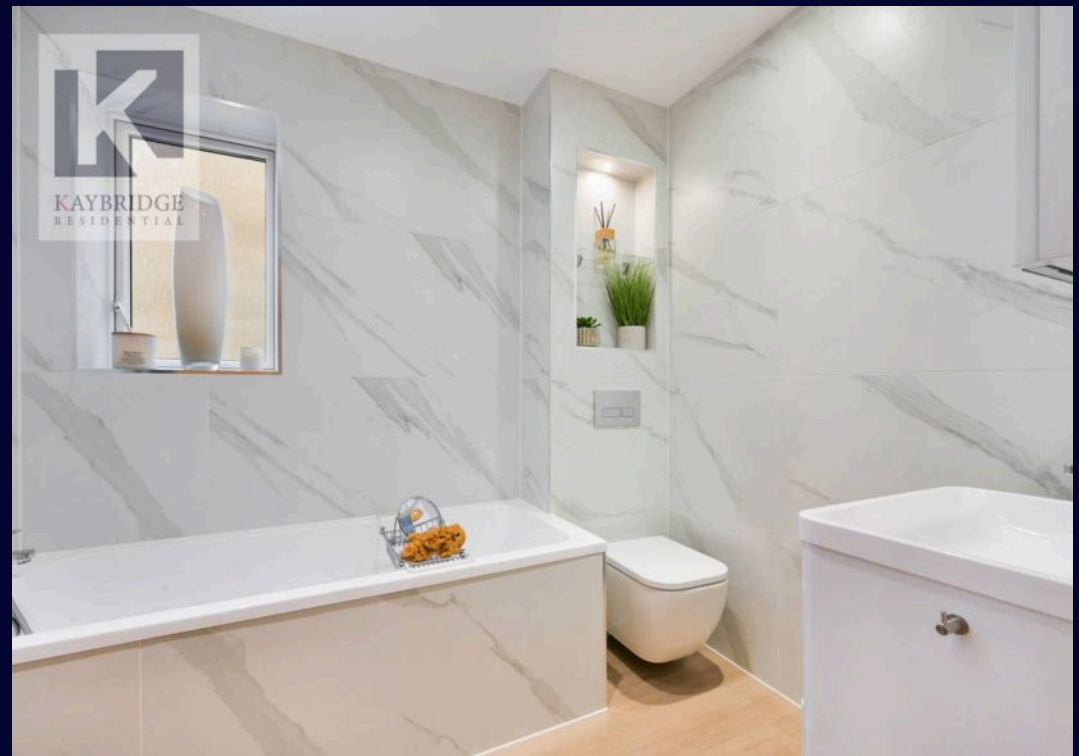
(INCLUDING RESTRICTED HEIGHT AREA)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF RESTRICTED HEIGHT: 15 SQ FT - 1.35 SQ M



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.  
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.









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