



**Broome Close, Headley**

Guide Price **£485,000**



## Broome Close

Headley, Epsom

Attractive two-bedroom semi-detached bungalow in a quiet Headley Village cul-de-sac. Modern kitchen/diner, two shower rooms, loft room, garden, parking, near Surrey Hills and village amenities.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: F

- Heart of Headley Village
- Semi-Detached Bungalow
- Quiet Cul-De-Sac Location
- Modern Kitchen/Diner
- Bright Reception
- Two Bedrooms
- Two Shower Rooms (one on first floor)
- Spacious Loft Room
- Well Maintained Garden
- Close To Beautiful Surrey Hills Landscape & Stunning Walks



Tucked away in the centre of Headley Village, this attractive two-bedroom semi-detached bungalow presents a wonderful opportunity for anyone looking to enjoy a quiet and relaxed lifestyle within a friendly community.

Positioned in a peaceful cul-de-sac, the home benefits from a serene setting while still being within easy reach of the local village shop and the stunning scenery of the Surrey Hills. Inside, the property offers a well-planned layout designed for both comfort and practicality. The extended kitchen/diner is stylish and well-appointed, boasting a roof lantern and bi-fold doors that flood the space with natural light, along with modern fittings and ample storage—perfect for both day-to-day living and entertaining. The light-filled living area connects effortlessly with the rest of the home, creating a welcoming and cohesive feel throughout.

There are two bedrooms, each providing a calm and comfortable retreat. The property also includes two stylish shower rooms, with one located on the first floor alongside a generous loft room. This versatile space can be adapted to suit a variety of needs, whether as a home office, guest room, or additional storage.

Outside, the bungalow offers a neatly maintained garden with seating area and garden shed.

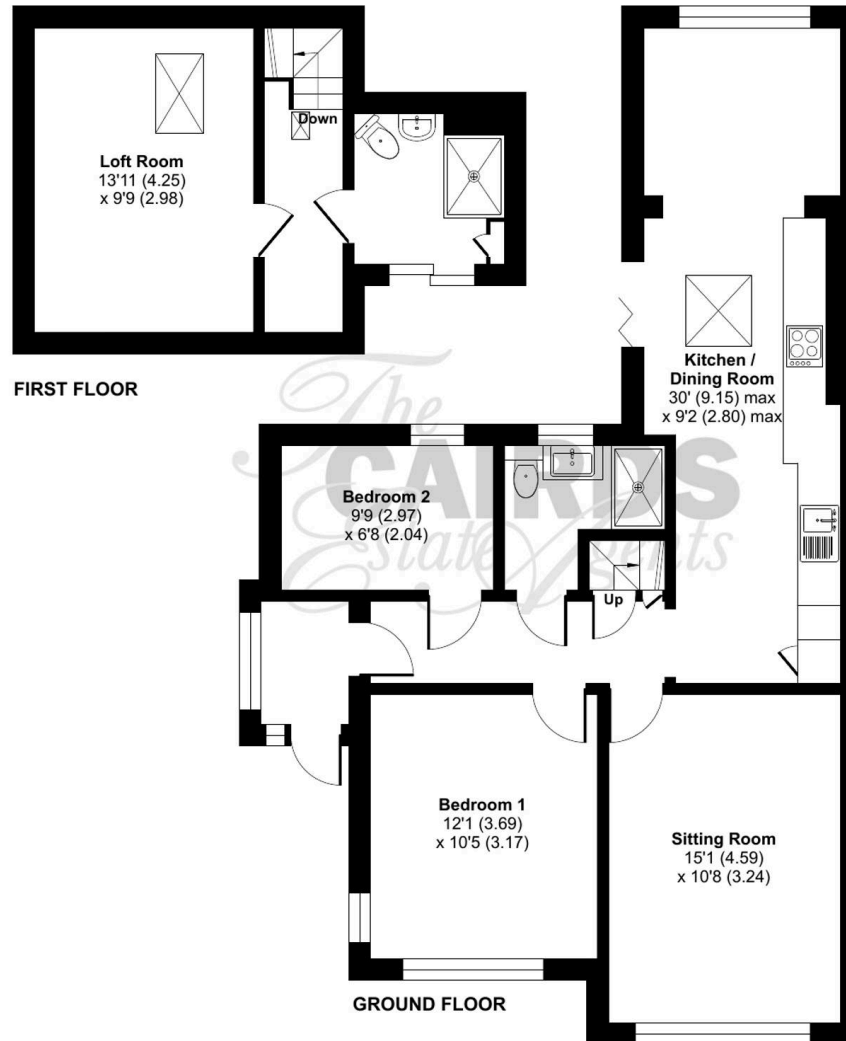
Surrounded by the natural beauty and walking routes of the Surrey Hills, this home is perfect for those who enjoy the outdoors and scenic surroundings. Combining modern living with a desirable village location, it offers the ideal balance between tranquillity and convenience. Whether you are looking to downsize, invest in a low-maintenance property, or find a welcoming home in a sought-after Surrey setting, this bungalow is sure to appeal.

Viewing is highly recommended to fully appreciate everything this property has to offer.

# Broome Close, Headley, Epsom, KT18

Approximate Area = 1015 sq ft / 94.2 sq m

For identification only - Not to scale







## Cairds The Estate Agents

Cairds The Estate Agents, 128-130 High Street - KT19 8BT

01372 743033 • [homes@cairds.co.uk](mailto:homes@cairds.co.uk) • [www.cairds.co.uk](http://www.cairds.co.uk)