



FOR YOUR SAFETY & SECURITY PLEASE KEEP GATE SHUT

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# Pyle Close, Addlestone, KT15

Guide Price £575,000

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Tucked away at the end of a peaceful private cul-de-sac, this exceptional three-bedroom detached home offers beautifully appointed, versatile living across three generous floors. Thoughtfully designed and impeccably presented, it combines contemporary style with everyday comfort in one of Addlestone's most sought-after locations.

The ground floor welcomes you with a bright and inviting entrance hallway, leading through to a sleek, fully fitted kitchen complete with integrated appliances and ample storage. To the rear, a stunning open-plan living and dining space forms the heart of the home - flooded with natural light and opening seamlessly onto the garden via elegant French doors, creating the perfect setting for both relaxed living and entertaining. A stylish guest WC completes this level.

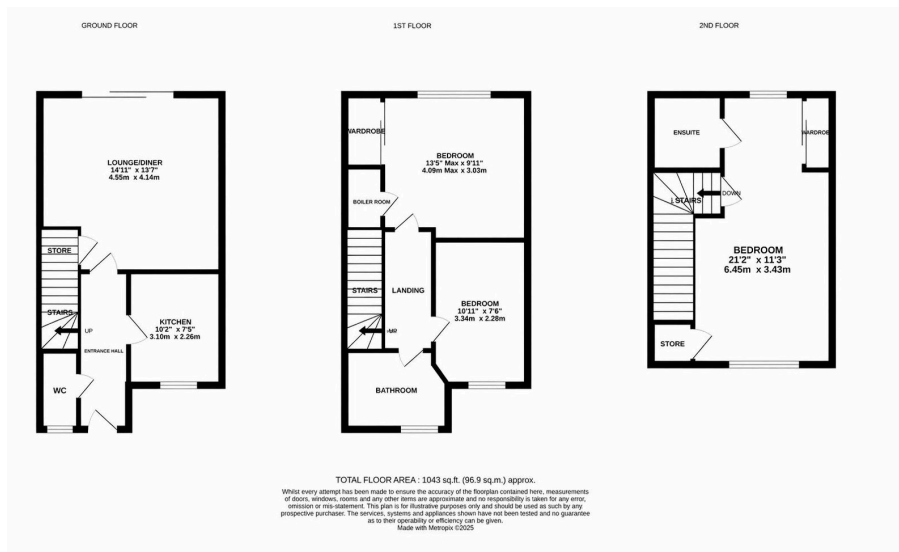
On the first floor, two well-proportioned bedrooms offer flexibility for modern living - ideal as guest accommodation, children's rooms, or a dedicated home office - served by a contemporary family bathroom finished to a high standard.

The entire top floor is devoted to an impressive principal suite, providing a calm and private sanctuary. This spacious retreat benefits from built-in wardrobes and a chic en-suite shower room, offering both comfort and convenience.

Externally, the property features a low-maintenance rear garden, ideal for al fresco dining and summer gatherings, along with allocated parking.

Built around 2012, the home enjoys a strong EPC rating, reflecting its energy efficiency, while modern fixtures and finishes run throughout. Ideally positioned within easy reach of Addlestone town centre and the mainline station, it offers excellent connectivity with direct services to London Waterloo—perfect for commuters.





- Peacefully positioned at the end of a private cul-de-sac
- Beautifully presented three-bedroom detached home
- Stylish, versatile living arranged over three floors
- Contemporary fitted kitchen with integrated appliances
- Bright open-plan living/dining area with French doors to garden
- Convenient ground floor guest WC
- Two well-proportioned first-floor bedrooms with family bathroom
- Impressive top-floor principal suite with en-suite and built-in wardrobes
- Low-maintenance rear garden ideal for outdoor entertaining
- Allocated parking and excellent access to Adlestone station (London Waterloo links)

