



The **PERSONAL** Agent

8 Bradstock Road, Epsom
£1,000,000

Epsom

- Stunning extended four bedroom family home
- Beautifully presented throughout
- Magnificent 28ft open plan kitchen, living and dining room
- Two additional reception rooms
- Stylish contemporary kitchen with central island
- Utility room and ground floor shower room
- Four well proportioned bedrooms
- Modern family bathroom
- Integral garage and off street parking
- Over 2,160 sq. ft. of accommodation (including garage and summer house)

The Personal Agent are delighted to welcome to the market this stunning and rarely available extended detached family home, situated on one of Stoneleigh's most desirable residential roads. Ideally positioned within a short walk of both Stoneleigh railway station and The Broadway, this exceptional property offers spacious and versatile accommodation, perfectly suited to modern family living.





Description

The Personal Agent are delighted to welcome to the market this exceptional four-bedroom extended family home, offering over 2,100 sq. ft. of beautifully presented accommodation. Extended and extensively improved by the current owners, the property combines contemporary open-plan living with versatile reception space. At the heart of the home is an impressive open-plan kitchen, living and dining room, featuring a stylish fitted kitchen with central island, generous dining area and seating space. The ground floor also offers two further reception rooms, a utility room, shower room, integral garage and additional storage. Upstairs are four bedrooms, including a generous principal bedroom, plus a contemporary family bathroom. Outside, the landscaped rear garden includes a detached summer house, ideal as a home office, gym or studio, together with off-street parking and integral garage. Finished to an exceptional standard throughout, this impressive home is ready to move straight into.



Stoneleigh is a highly sought after residential area with a bustling Broadway of shops and restaurants at its heart, as well as a mainline railway station with services to Waterloo every twenty minutes. There is a choice of infant and junior schools within the immediate vicinity and the Historic Nonsuch Park runs alongside the South East side. Both the M25 and A3 are easily accessible giving a straight forward route to London and both Heathrow and Gatwick international airports.

Council Tax band: F

Tenure: Freehold

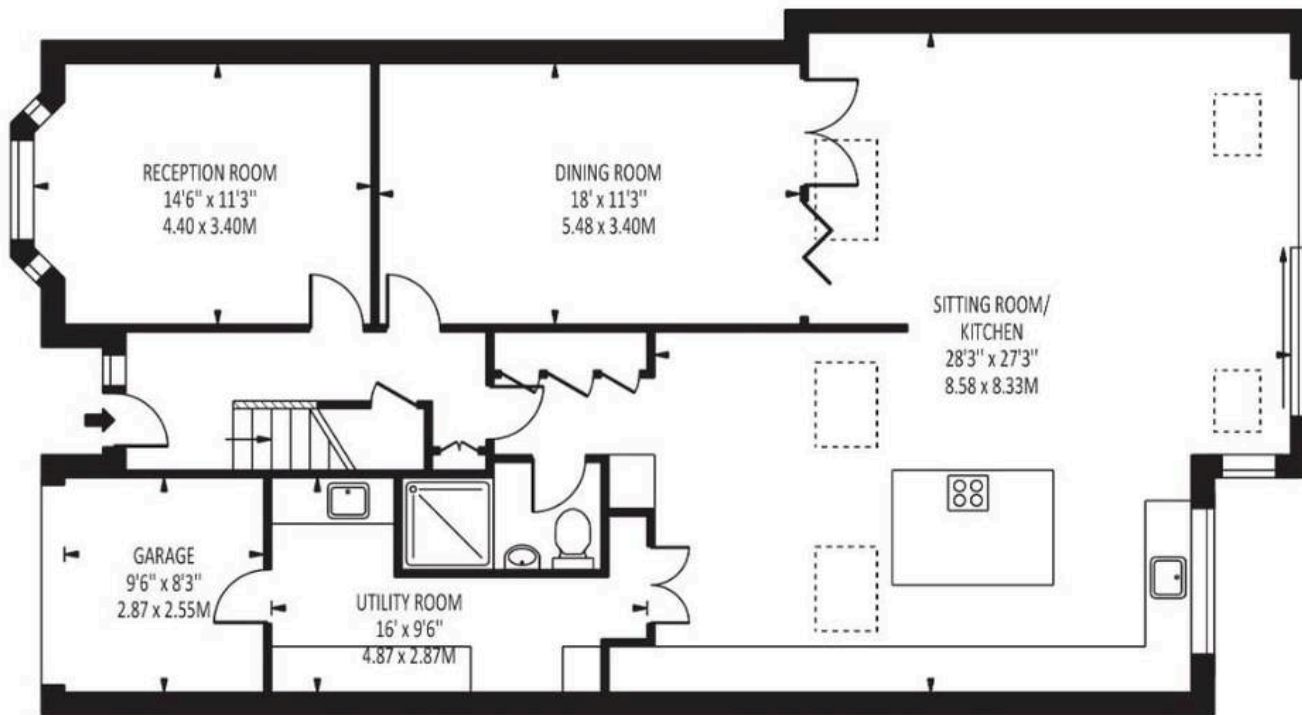
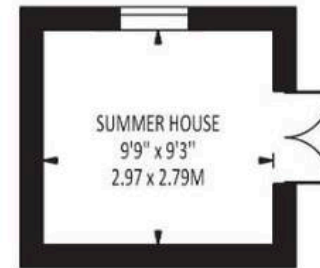
EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

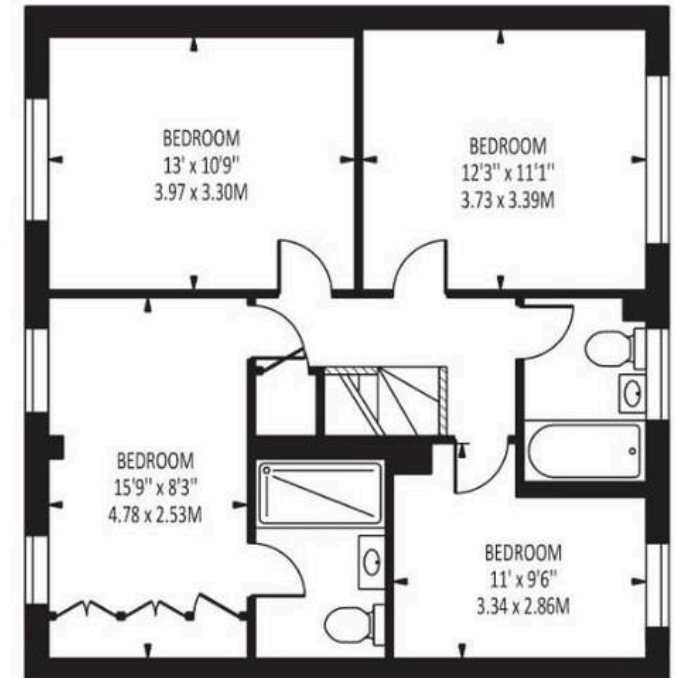




Total Area: 2160 SQ FT • 200.69 SQ M
(Including Summer House & Garage)
Summer House Area : 89 SQ FT • 8.29 SQ M
Garage Area : 79 SQ FT • 7.32 SQ M



GROUND FLOOR



FIRST FLOOR

Disclaimer: For Illustration Purposes only

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer of 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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