





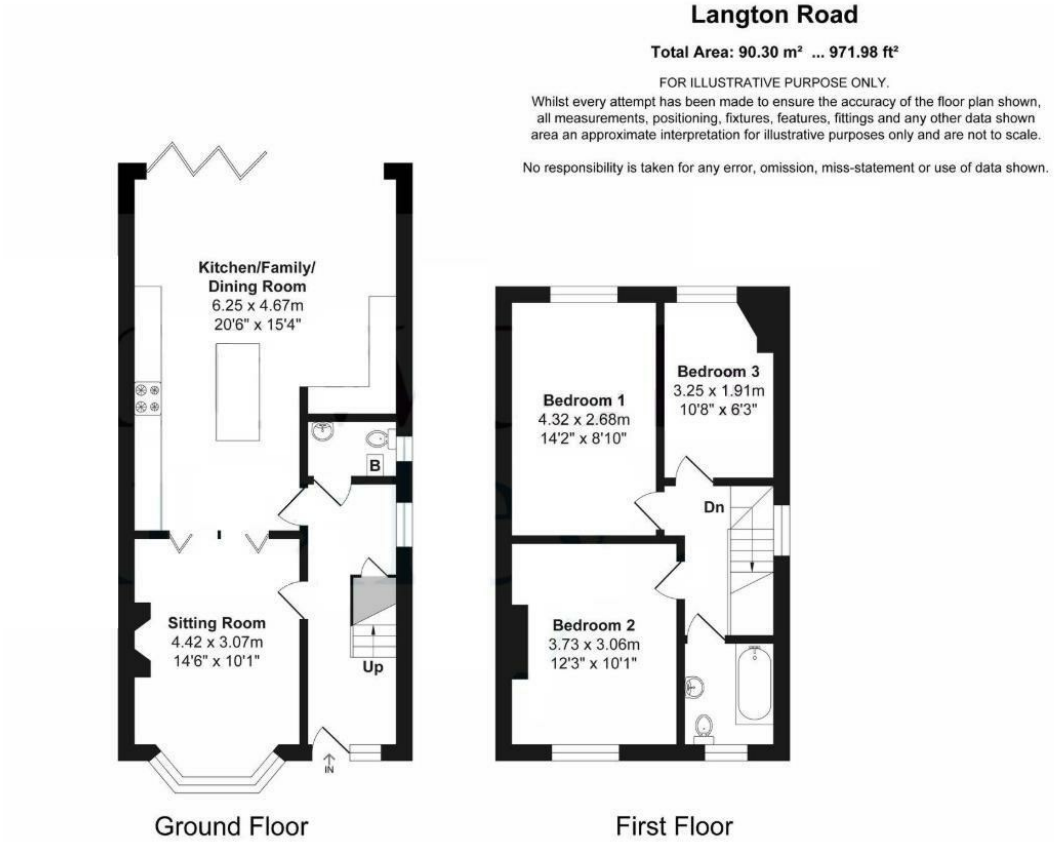




RAWLINSON &WEBBER.

Langton Road, West Molesey

Asking Price £832,000 Freehold



Property Description

Rawlinson and Webber are delighted to offer for sale this attractive Victorian three-bedroom detached home, conveniently located in East Molesey, close to the village centre and within easy reach of Hampton Court mainline station.

Upon entering, the ground floor features a spacious entrance hallway, downstairs cloakroom and a generous reception room, complete with a charming bay window and fireplace.

The heart of the home is the impressive open-plan dining room and kitchen, which enjoys an abundance of natural light and benefits from the morning sun. The bi-folding doors open directly onto the patio garden, creating a wonderful connection between the indoor and outdoor living spaces and making this an ideal area to enjoy a morning coffee or entertain during the warmer months. The thoughtfully designed kitchen incorporates a central island with seating, creating a sociable and practical space for everyday family life.

Upstairs, the property benefits from two well-proportioned double bedrooms, both with fitted wardrobes installed in 2018, providing excellent storage. A smaller third bedroom is situated at the rear of the property and is currently used as a study, but would also be suitable as a single bedroom, nursery or dressing room.

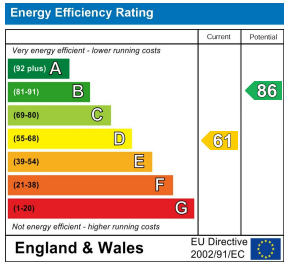
A family bathroom, located at the front of the property, completes the first-floor accommodation and provides convenient access from all three bedrooms.

Externally, the property benefits from a private driveway providing off-road parking, along with side pedestrian access leading to the rear garden.

The rear garden is a superb feature of the property, measuring approximately 60ft in length. To the rear is a versatile office/studio, built in 2022, with surrounding decking providing an excellent space for working from home, hobbies or relaxation. To the side of the garden room is an additional seating area, offering a peaceful spot to unwind and enjoy the evening sunset.

Early viewings are highly recommended.





Council Tax Band

E

EPC Rating:

D

Features

- NO ONWARD CHAIN
- DETACHED VICTORIAN HOUSE
- THREE BEDROOMS
- SEPERATE LOUNGE
- MODERN KITCHEN INSTALLED IN 2018
- DINING ROOM WITH BI-FOLDING DOORS
- GROUND FLOOR CLOAKROOM & FAMILY BATHROOM
- OFFICE/STUDIO BUILT IN 2022 WITH SURROUNDING DECKING
- PRIVATE & PEACEFUL REAR GARDEN
- OFF-STREET PARKING

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