



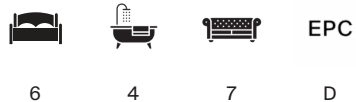
EBBISHAM LANE

Walton on the Hill, Tadworth, Surrey, KT20



AN ELEGANT DETACHED SIX-BEDROOM HOME

Set in 1.2 acres of landscaped gardens on the edge of Walton on the Hill. With over 5,200 sq ft of living space arranged over three floors, the house blends character with contemporary design, enjoying far-reaching views towards London and a series of versatile indoor and outdoor spaces.



Local Authority: Reigate & Banstead Borough Council

Council Tax band: H

Tenure: Freehold



Located close to the village of Walton-on-the-Hill with its picturesque village pond, local pubs, and restaurants, the nearby village of Tadworth also offers a butcher, bakery, fishmonger, coffee shop, and a railway station with regular services to London Bridge and London Victoria. Epsom, Reigate, and Banstead are close by and offer a wider range of shops, restaurants, cafes, a Waitrose supermarket, cinemas, and theatres.

Commuting links are excellent, with Junction 8 of the M25 providing access to Gatwick and Heathrow airports and the coast. The A217 offers a direct route into London. The area has a number of excellent schools, including Chinthurst, Aberdour, Epsom College, City of London Freeman's School, Downsend School, St Johns and Reigate Grammar School. There is a wide choice of leisure pursuits with a number of excellent golf clubs, including Walton Heath in the village, RAC Woodcote Park, Surrey Downs, Kingswood, Cuddington, and Chipstead Golf Clubs











Horse racing can be enjoyed at Epsom Downs (home of The Derby) and Lingfield. The RAC Woodcote Park, set in 350 acres of beautiful downland countryside in Epsom, features two 18-hole golf courses, four squash courts, six floodlit tennis courts, a modern gym, an indoor swimming pool, treatment rooms, restaurants, bars, and accommodation.

The Beaverbrook Estate, with its stunning country house set within its own 470-acre estate, is conveniently located and has become renowned as one of Surrey's best destinations for a family getaway. The estate offers a hotel, dining, spa, and an 18-hole golf course.

Local family activities include Chessington World of Adventures, Hobbledown Farm, and Bocketts Farm. There is also extensive walking, horse riding, and cycling through beautiful countryside and a number of pretty local villages around the Surrey Hills, Headley Heath, and Box Hill.



Walton on the Hill - 0.5 miles, Tadworth train station - 1.3 miles, Banstead - 4.7 miles, J8 M25 - 4.6 miles, Epsom - 5.1 miles, Reigate - 6.8 miles, Central London - 22 miles

All distances are approximate.

Please check individual catchment areas and entry requirements for all listed schools.



Ebbisham Hurst, Ebbisham Lane, KT20

Approximate Gross Internal Area = 498.0 sq m / 5361 sq ft
 (Including Garage / External WC)
 Shed = 3.2 sq m / 35 sq ft
 Pump House = 4.0 sq m / 43 sq ft
 Pool House = 6.5 sq m / 70 sq ft
 Total = 511.7 sq m / 5509 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

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