



9 BOWYERS CLOSE, ASHTead KT21 1LF

MICHAEL EVERETT & Co
... A Moving Experience

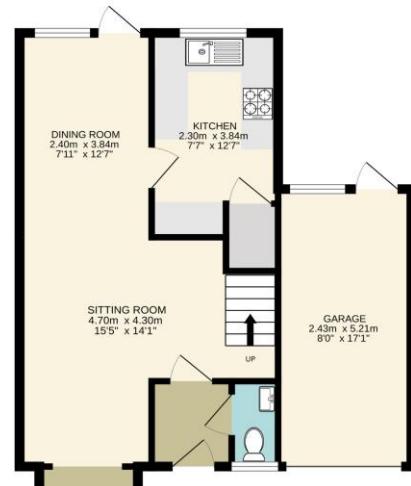
A modern three-bedroom link detached house set in this Cul de sac within a short walk of Ashtead Village and Shops.

The property has the benefit of Planning permission granted for a rear L shaped ground floor extension.

Drive and pathway lead to front door. Entrance Hall: storage. Cloakroom, wash handbasin and low-level w.c., walls fully tiled. L-Shaped Living Room: opening through to Dining area, door onto patio and rear garden. Kitchen: high gloss cream coloured eye level cupboards with cupboards and drawers below, four ring gas hob with extractor above and oven below, single stainless steel sink unit with mixer taps, plumbing for washing machine, space for fridge and freezer, deep understairs storage cupboard.

From the Hallway staircase leads to First Floor Landing. Bedroom One: built in cupboards with cupboards above. Bedroom Two: built in cupboard, window overlooking rear garden. Bedroom Three, window overlooking front garden. Bathroom Room: fully tiled shower, wash hand basin set in vanity unit, w.c.

Outside: Immediately to the rear of the property is a sun terrace with the remainder of the garden laid to lawn. Greenhouse and Garden Shed. Personal door to the rear of the Garage. Front Garden: laid to lawn with flowering beds. Attached Garage: up and over door. Off street parking for one vehicle.



TOTAL FLOOR AREA: 90.3 sq.m. (972 sq.ft.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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Asking Price £ 599,950 Freehold

EPC: C **Council Tax: F**



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Disclaimer: This plan is an illustration and is therefore for layout guidance only. Not drawn to scale, unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions and shapes before making any decisions reliant upon them.