

Kennedys'

01737 817718

kennedys-ipa.co.uk
@kennedysipa

8, Scarborough Close
Sutton
SM27EA

Situated in a quiet cul-de-sac within the highly desirable area of South Cheam, this substantial detached family home offers generous and versatile accommodation ideal for modern living. The property features open-plan kitchen/family space, complemented by additional reception rooms, perfectly suited to both everyday life and entertaining.

OIEO
£900,000



- Detached family home with well balanced accommodation
- Separate reception rooms offering flexibility for formal living, playroom or snug
- Huge Extension Potential
- Off-street parking to the front of the property
- Walking distance to Belmont and Cheam Stations
- Large open kitchen
- Downstairs WC
- Easy conversion to 4 Bedrooms
- Private rear garden, perfect for entertaining and family use
- Quiet cul-de-sac position in the heart of South Cheam



PROPERTY DESCRIPTION

Tucked away within a quiet cul-de-sac in the heart of South Cheam, this well balanced detached family home offers generous living space, a practical layout, and exciting potential to grow over time.

The ground floor is centred around a bright kitchen, dining and family space that naturally becomes the hub of the home, providing flexibility for both everyday living and entertaining, alongside the convenience of a modern downstairs WC.

Upstairs, the property continues to deliver with three well proportioned bedrooms and a family bathroom, offering comfortable accommodation suited to a range of buyers.

What truly sets this home apart is the scope it offers going forward. There are multiple options to extend and enhance whether that's building above the garage, converting the existing garage into additional living accommodation, extending to the side to create further living space or even a new garage, or enlarging the footprint across the rear (all subject to the usual planning consents).

It's a home that can evolve as your needs change.









PROPERTY DESCRIPTION

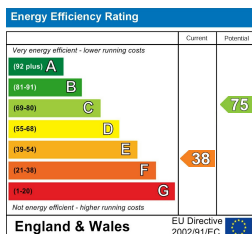
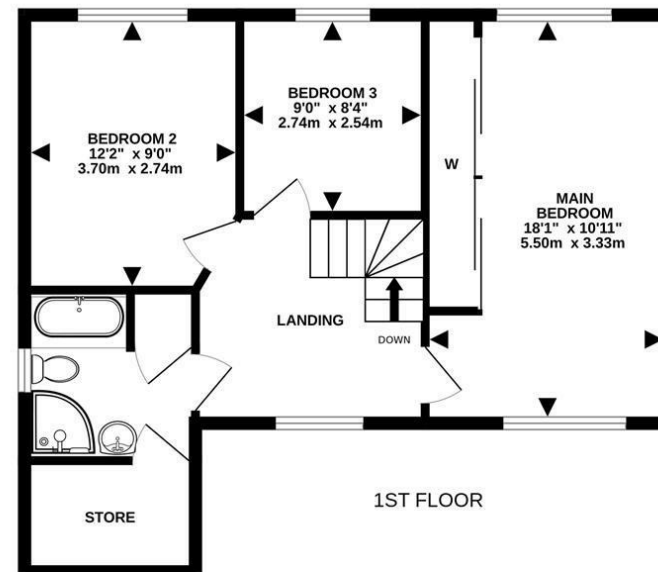
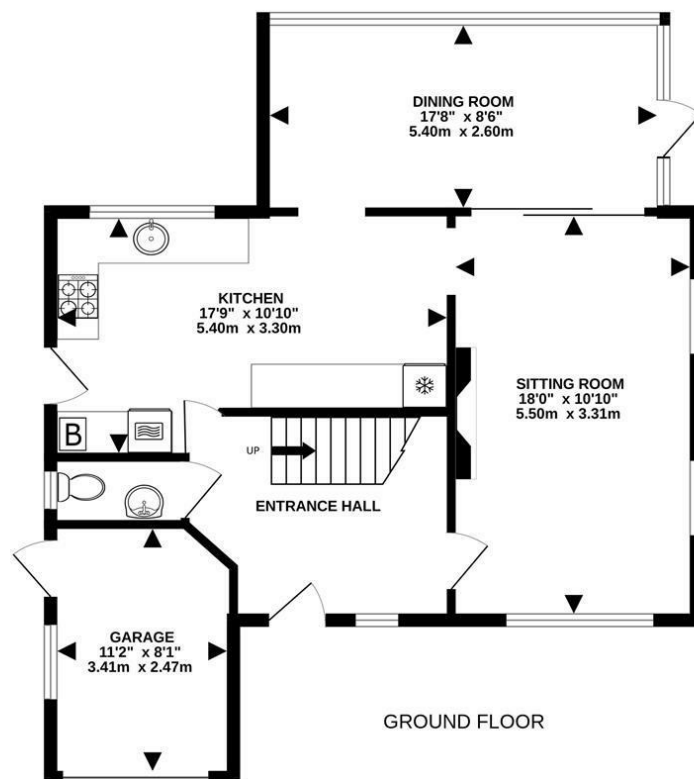
Externally, the property benefits from a private front and rear garden and off street parking. A home that offers not just what you need today, but what you may want tomorrow.

The location is ideal for commuters with both Belmont Station and Cheam Station walking distance from the house, as is the village of Cheam with a wonderful combination of High Street shops, Independent shops and restaurants and cafes. Trains from Cheam are into London within 40 minutes, Schooling is also within easy reach with St Dunstons C of E Primary School, Cuddington Croft Primary School, Nonsuch High School for Girls, Cheam High School for Girls, Sutton Grammar School for Boys all being close by. Banstead Down Golf Club is less than 1/2 a mile away and Leisure facilities are well catered for with Cheam Sports Club & Nuffield Health Fitness as well as David Lloyd Cheam and Nonsuch Park.

If you would like more information or to book in a viewing please call Martin Buhagiar on 07795 460 499 or call ones of our sales team on 01737 817718



A stylized, handwritten signature in white ink, likely belonging to Martin Buhagiar, the agent mentioned in the text.



TOTAL FLOOR AREA : 1339 sq.ft. (124.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2026

8, Scarborough Close

TENURE: Freehold

EPC RATING: F

COUNCIL: Sutton

TAX BAND: G

These particulars, whilst believed to be accurate are set out as a general guide only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in Kennedy's has the authority to make or give any representation or warranty in respect of the property.



01737 817718

kennedys-ipa.co.uk [@kennedysipa](https://www.instagram.com/kennedysipa) info@kennedys-ipa.co.uk

48 Walton Street, Walton on the Hill,
KT20 7RT