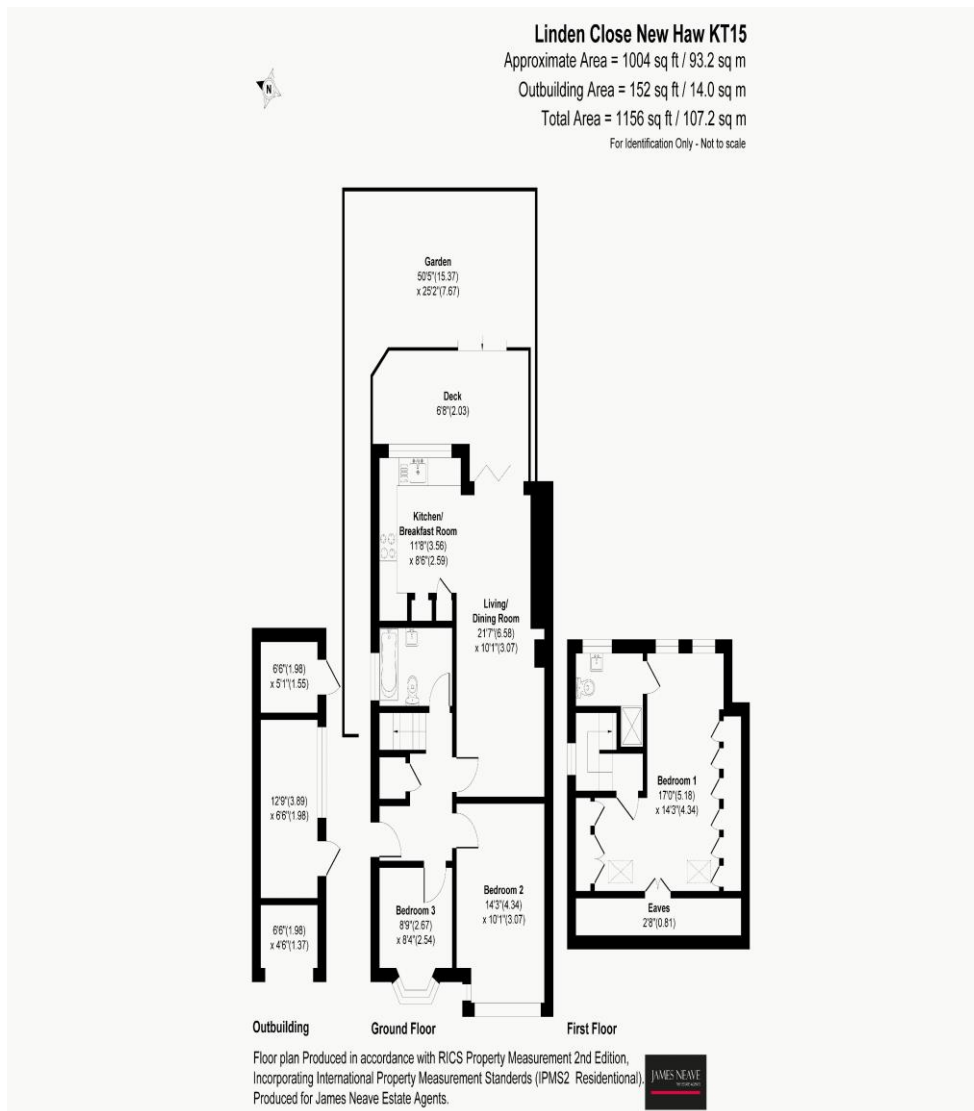




**20 Linden Close New Haw Surrey KT15 3HG**

**£495,000**





Nestled in a peaceful cul-de-sac just a short distance from the bustling amenities of New Haw Broadway, this nicely presented three-bedroom semi-detached chalet bungalow offers a wonderful blend of comfort, flow, and convenience. Offered for sale with the distinct advantage of no onward chain, the property is perfectly positioned for easy access to nearby West Byfleet and its mainline train station, making it an ideal choice for commuters and families alike. While the home is designed as a compact space, it has been thoughtfully arranged to ensure the accommodation works and flows exceptionally well. The ground floor serves as the main hub of the home, housing two versatile bedrooms alongside a modern family bathroom. The living space features a cozy log burner fire and flows seamlessly through to a spacious kitchen situated to the rear of the home. Upstairs, the property opens into a private main suite, featuring a spacious double bedroom complete with built-in wardrobes, practical eaves storage, and its own dedicated en-suite shower room. The exterior of the property is equally impressive, boasting a decent-sized rear garden that offers a great balance of decking space for entertaining, a well-maintained lawn, and multiple sheds providing excellent outdoor storage. Combining a quiet residential setting with superb proximity to local shops and transport links, this charming home is a fantastic opportunity in a highly sought-after location. EPC Rating C.



**AGENTS NOTES:** These details do not constitute any part of an offer or contract. In issuing them we do not have any authority to give any warranty or representation whatsoever in respect of this property. These details are provided without any responsibility on our part or the part of the vendors. No statements in these details are to be relied upon as representations of fact and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained therein.

**Equipment:** We have not tested the equipment or central heating system mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition.

**Measurements:** Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment, etc.