



Little Orchard, 5 Richbell Close, Ashted, Surrey, KT21 2JR

Guide Price £575,000



- DETACHED BUNGALOW
- KITCHEN
- THREE RECEPTION ROOMS
- DETACHED GARAGE
- CUL-DE-SAC LOCATION
- TWO BEDROOMS
- BATHROOM
- WRAP-AROUND GARDEN
- DRIVEWAY PARKING
- SHORT WALK TO BUS ROUTE

Description

A superb opportunity to purchase a detached bungalow in need of modernisation, located in a cul-de-sac of similar homes just 0.3 miles to nearby shops & 0.13miles to the nearest bus stop.

This home benefits from a generous entrance hallway with storage cupboard and access hatch to loft. Two bedrooms are served by a family bathroom comprising bath with shower over, wash hand basin and w.c.. To the rear of the property, a sitting room with feature fireplace follows through to a family room with sliding patio doors to the garden. A separate kitchen with side door comprises a wealth of storage cupboards and space for white goods, ready to be re-designed. This leads to a further reception room, ideal as a dining room also with sliding patio doors to the garden.

The garden is a particular feature of this home. Once loved and carefully landscaped with a good deal of privacy, it includes a lovely selection of mature plants along with patio area, inset pond, greenhouse and areas of lawn. The garden wraps-around three sides of the property and benefits from generous width, being at the end of the cul-de-sac. There is a detached garage, although this does require a new roof. Side access leads to the front garden which provides driveway parking.

Situation

Situated in a cul-de-sac in lower Ashted, this property is convenient for both the mainline station, bus routes and the local shopping facilities at Craddocks Parade.

Ashted's mainline station offers services to London, Waterloo and Victoria. Junction 9 of the M25 gives access to both Heathrow and Gatwick airports.

Many well considered schools are close at hand, in both the private and state sector including St Andrew's secondary, St. Peter's Primary, The City of London Freeman's School in nearby Ashted Park and St John's School in Leatherhead.

Sports clubs, doctors surgery and Library are available close by. Ashted Common is within walking distance offering acres of open countryside for country walks and outdoor pursuits.

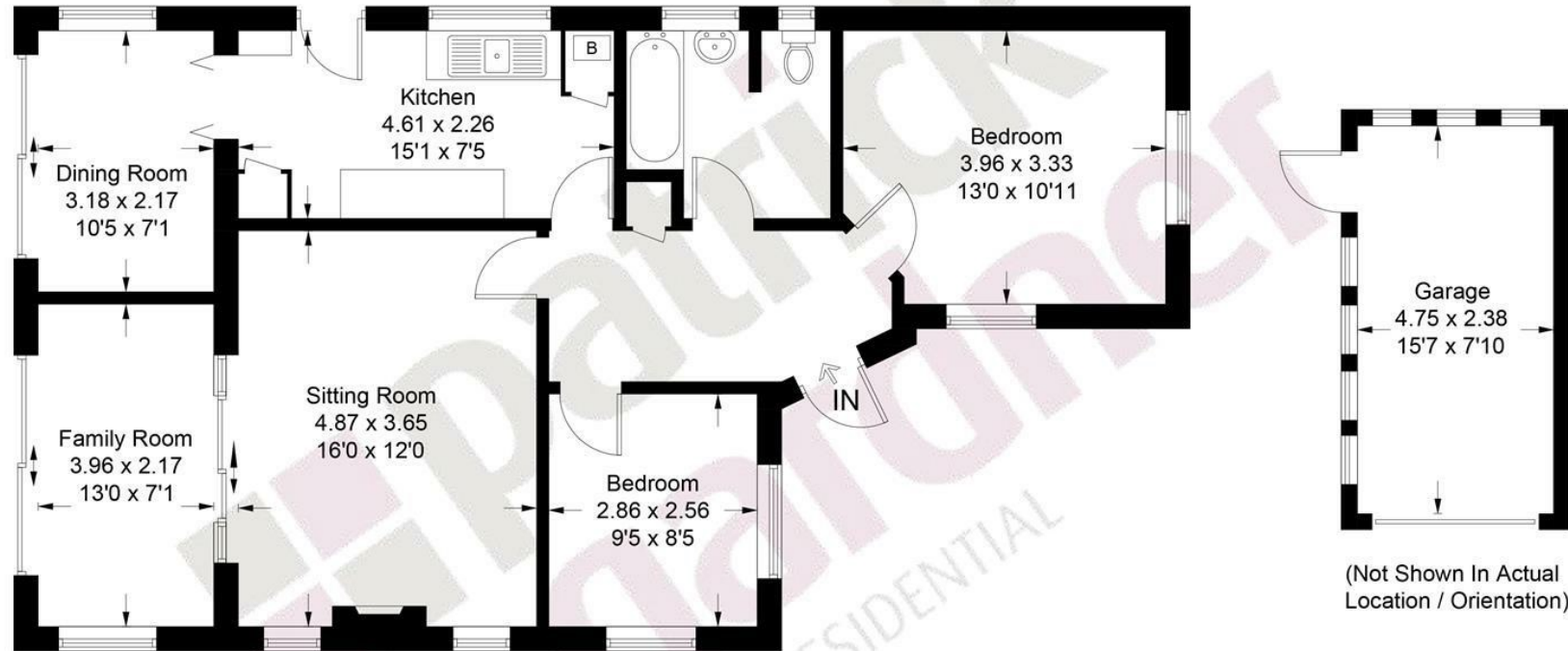
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****Please note that any services, heating system or appliances have not been tested, and no warranty can be given or implied as to their working order. ****

Tenure	Freehold
EPC	D
Council Tax Band	E



Approximate Gross Internal Area = 83.1 sq m / 894 sq ft
Outbuilding = 11.4 sq m / 123 sq ft
Total = 94.5 sq m / 1017 sq ft



Ground Floor

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 decisions reliant upon them. (ID1293945)
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