



23 Drumaline Ridge, Worcester Park, KT4 7JT

£725,000



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- Detached Family Home
- 4 Double Bedrooms
- High Standard Finish Throughout
- Quiet Cul-De-Sac Location
- Private Rear Garden
- Double Garage and Driveway Parking
- Planning Permission Approved For Garage Conversion REF 25/00809/FLH
- Within 1 Mile Of Worcester Park Station & Malden Manor Station
- No Onward Chain

Set within a quiet and highly sought-after residential area of Worcester Park, this beautifully presented family home offers generous, thoughtfully arranged accommodation, driveway parking, an integral double garage, and excellent potential for future enhancement.





The ground floor provides a welcoming entrance hall with wooden flooring throughout, a stylish front-facing kitchen/dining room designed for modern family living, featuring ample storage, a double oven and gas hob, a guest WC, and an impressive rear reception room extending over 18 feet. Bathed in natural light, this elegant living space features bi-fold doors opening onto a decked entertaining area, creating a seamless flow between the interior and the private rear garden. The south-facing, level back garden offers an ideal setting for family gatherings, alfresco dining, relaxation, and children's play.

Upstairs, the first floor comprises four well-proportioned double bedrooms and a contemporary family bathroom, delivering versatile accommodation suited to growing families, visiting guests, or home-working needs. Further enhancing the appeal, the property benefits from planning permission to convert the integral garage into a second reception room or a fifth double bedroom, providing a superb opportunity to tailor the home to evolving family requirements and add value.





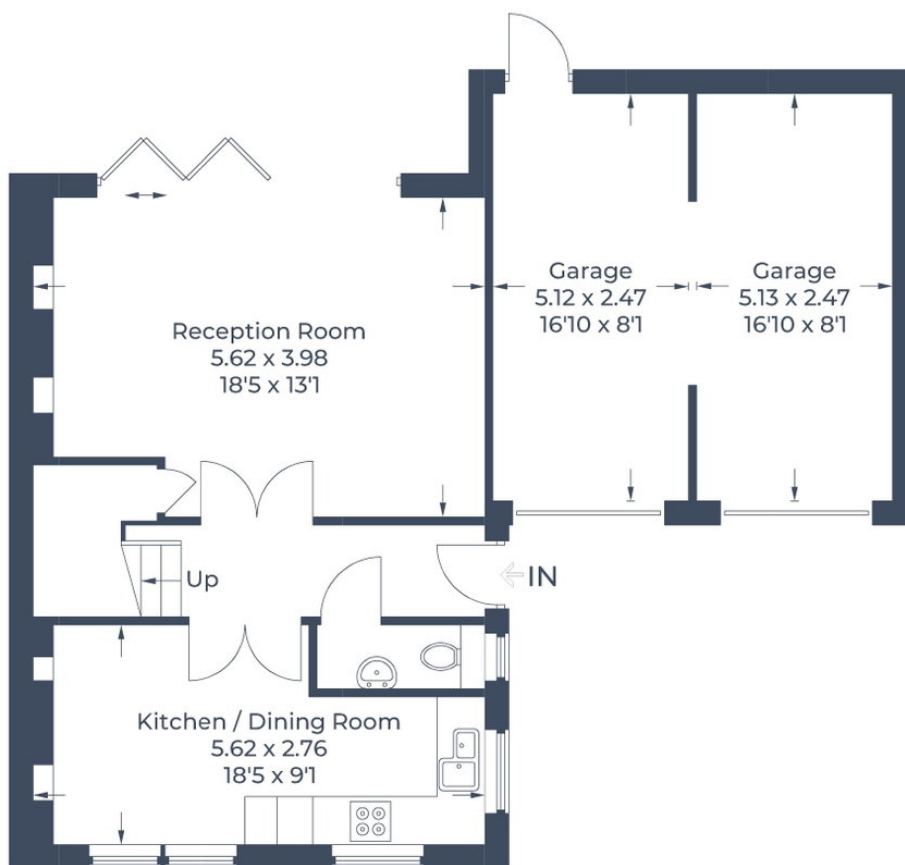
The location is particularly appealing, with Worcester Park town centre nearby, offering shops, cafés, restaurants and everyday amenities. Worcester Park and Malden Manor stations are within one mile and provide frequent, direct services to London Waterloo, making it ideal for commuters. The area is also well served by highly regarded local schools, parks, and green spaces, as well as convenient road links via the A3 and surrounding routes.

A versatile and well-located home, offering both immediate comfort and potential for expansion, in one of Worcester Park’s most desirable streets.

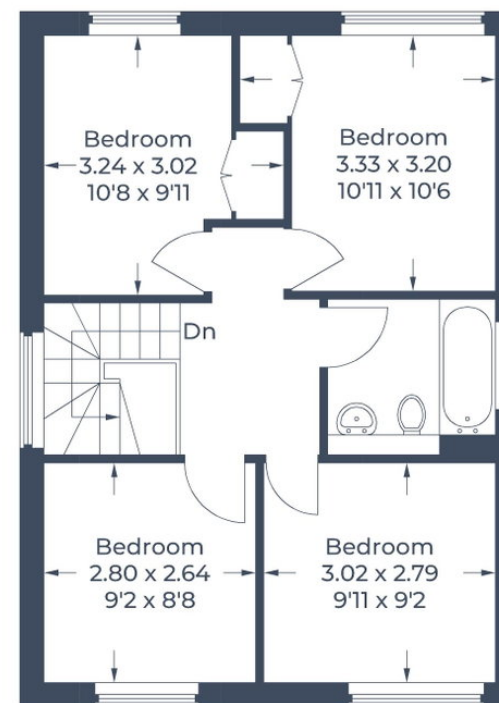


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Approximate Gross Internal Area
 Ground Floor = 46.5 sq m / 500 sq ft
 First Floor = 45.8 sq m / 493 sq ft
 Garage = 25.6 sq m / 275 sq ft
 Total = 117.9 sq m / 1,268 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
 measurements are approximate, not to scale.

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