

6 Stonny Croft, Ashtead, Surrey, KT21 1SQ

Price Guide £525,000









- SEMI-DETACHED BUNGALOW
- MODERN FITTED KITCHEN
- STYLISH BATHROOM
- GARDEN WITH SHED
- WALK TO SCHOOLS, SHOPS & MAINLINE STATION
- OPEN PLAN LIVING
- BONUS STORAGE & SEATING AREA
- TWO BEDROOMS
- GENEROUS DRIVEWAY
- VENDOR SUITED WITH CHAIN-FREE PROPERTY

Description

This immaculately presented semi-detached bungalow has been lovingly upgraded by the current owners. The striking front door with storm porch over, opens to a central hallway leading to all main rooms. The bright living room is situated to the left as you enter and overlooks the front aspect, opening through to a recently fitted kitchen, overlooking the garden. The kitchen features a built in: dishwasher, washer/dryer, electric hob with extractor over and oven, there is further space for a free standing fridge freezer. This area opens through to a bonus area proving space for seating and separate space for toy storage.

The principal bedroom is double in size, overlooks the front aspect and offers space for a range of freestanding furniture. There is a second smaller double bedroom overlooking the rear aspect, each served by a modern family bathroom with storage, a white suite and over-bath shower.

Outside is a neat, low maintenance garden with a striking Indian sandstone patio, Astro turfed lawn, shed and rear gate. To the front is a spacious driveway, ideal for several vehicles with raised planters.

Situation

The property is situated in a convenient location within walking distance of excellent local shops at Craddocks Parade and The Street which include a variety of excellent independent retailers an M & s food hall, butchers, a greengrocer, bakeries, fishmongers and a selection of pubs, coffee shops & restaurants.

Ashtead's mainline station provides fast & frequent services to London Waterloo, London Bridge & Victoria. There is also a choice of bus routes to neighbouring towns & villages as well as easy access to London Heathrow & Gatwick airports via the nearby M25.

Highly regarded local comprehensive & private schools nearby include The Greville School, Barnett Wood Infant & Rosebery in Epsom.

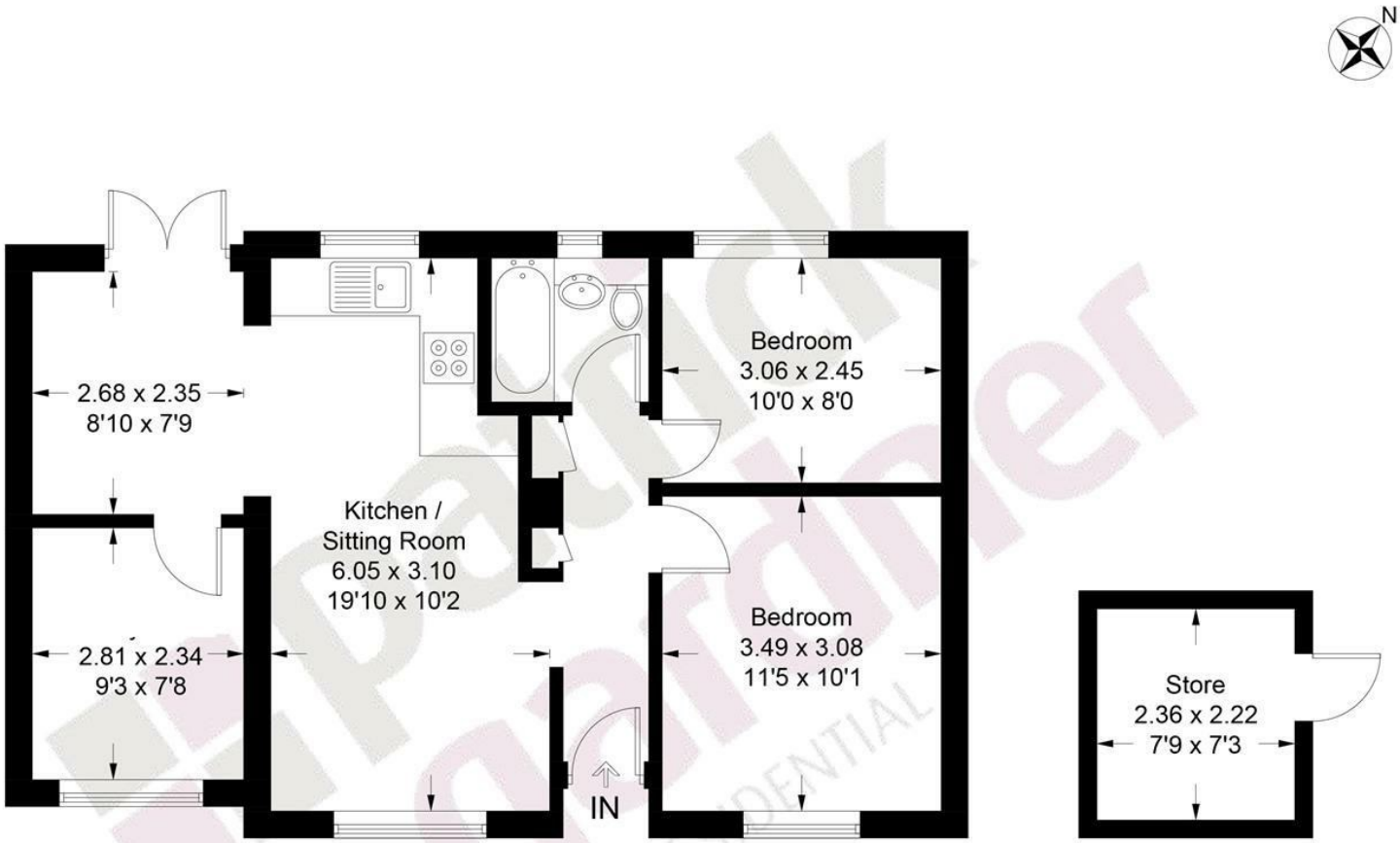
The area abounds a wealth of open Green belt including Ashtead Common Nature reserve & Ashtead Park.. There is a further, wide choice of recreational pursuits nearby including Ashtead's Football Club, Cricket Club & Squash Club located in Skinners lane. Further afield both Tyrrells Wood & Pachesham Park golf clubs can be found in the neighbouring town of Leatherhead.

Tenure	Freehold
EPC	C
Council Tax Band	D









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. (ID1348484)
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