

Whitebeam Close Epsom, KT17 3AU

WILLIAMS HARLOW ARE EXCITED TO PRESENT A FIRST FLOOR TWO DOUBLE BEDROOM MAISONETTE TO THE MARKET. Located on a peaceful cul-de-sac, situated within a short walk of Epsom Downs train station and the open spaces of Epsom Downs itself. The property has two double bedrooms both with built-in wardrobes as well as two bathrooms (1 en-suite shower room) plus a large reception room with adjoining fully equipped kitchen. Further benefits include off-street allocated car parking and a private rear garden. Available immediately on an unfurnished basis.

£1,650 PCM Unfurnished



BUILDING

Located on quiet cul-de-sac close to amenities and transport links

ENTRANCE

Ground floor entrance with immediate staircase to first floor

HALLWAY

Providing access to all rooms.....

RECEPTION ROOM

Full-length room with carpets, new decoration and double-glazed windows at each end

KITCHEN

Fully equipped with all mod cons and plenty of storage units and accessed off the reception room

BEDROOM ONE

Double bedroom with paneled wall, built-in wardrobe and double aspect windows

EN-SUITE

Shower cubicle, WC and hand-basin with heated towel-rail

BEDROOM TWO

Double bedroom with carpets and built-in wardrobes with double-glazed windows overlooking the rear garden

BATHROOM

Family bathroom with shower over bath, WC and hand-basin with frost aspect window

STORAGE CUPBOARD

Accessed off hallway

DRIVEWAY

Providing one allocated car parking space

GARDEN

To the rear of the property with independent side access

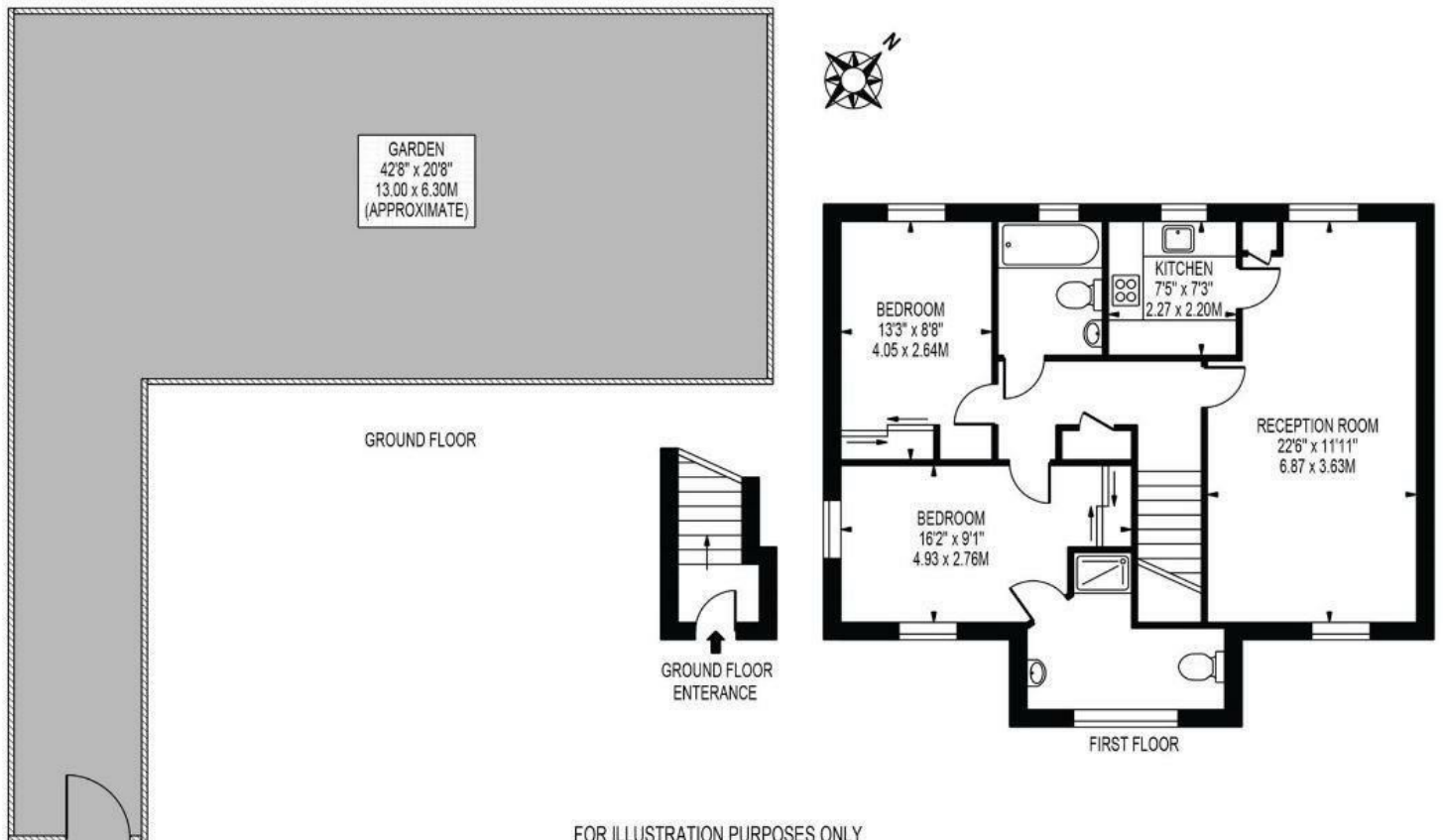
COUNCIL TAX

Council Tax Band D (£2,555.86) 2026 / 27

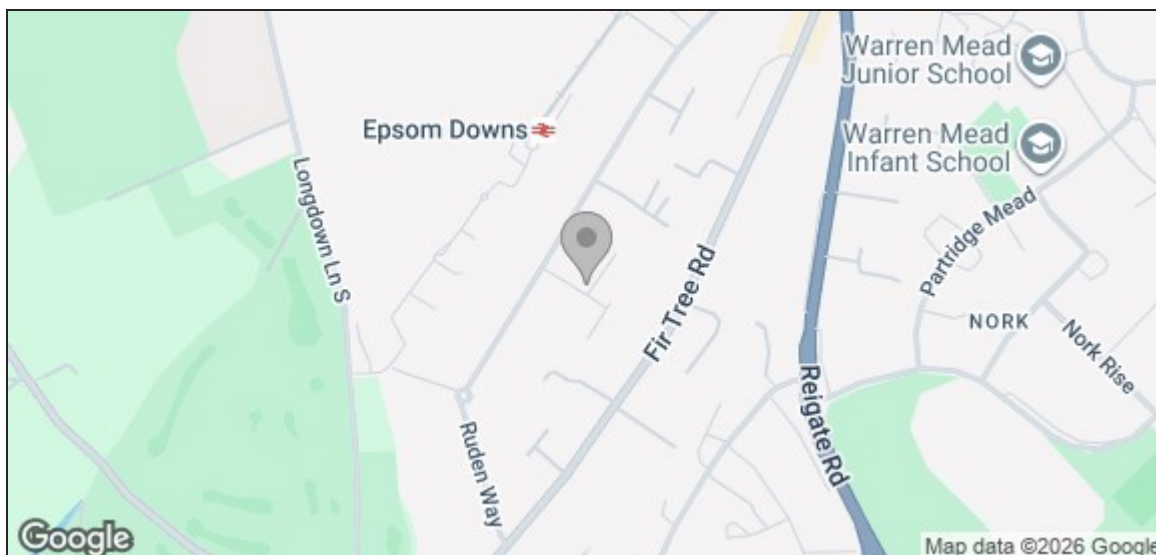


WHITE BEAM CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 825 SQ FT - 76.63 SQ M



THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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		