



## Elsworthy

Thames Ditton, KT7 0YP

£1,050,000

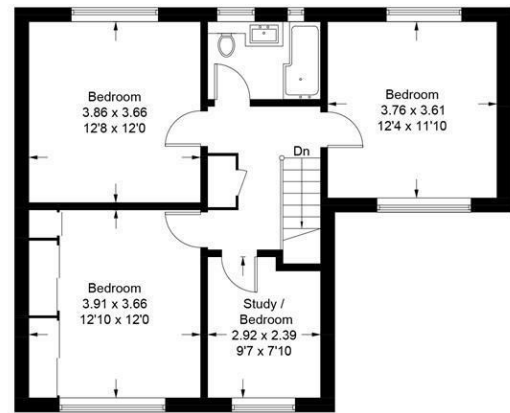
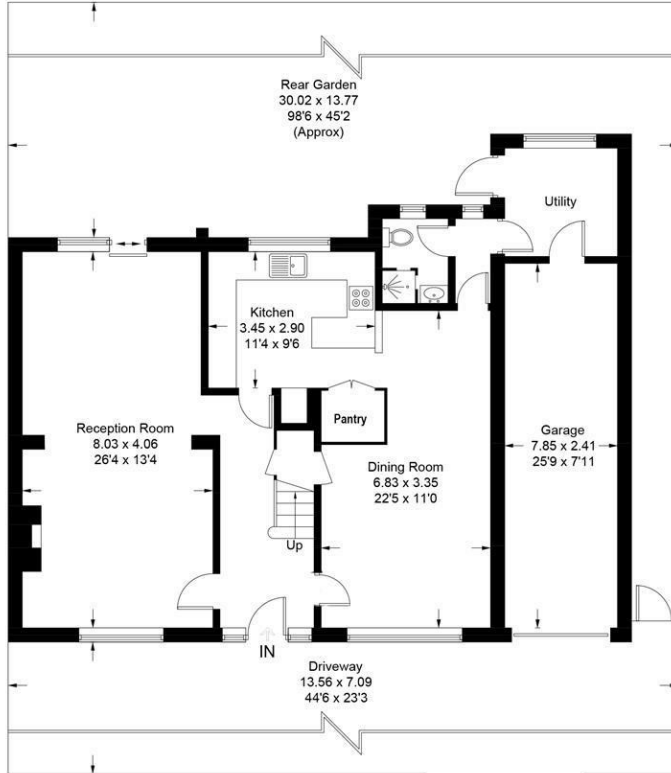
A spacious four-bedroom home, ideally positioned in a sought-after residential area popular with both families and professionals. Conveniently located within easy walking distance of the train station and local amenities. The ground floor features a bright and generously sized double-aspect reception room with feature 'Spanish' hearth. Sliding doors open onto a beautifully maintained, mature south-facing garden with patio. A second large reception room provides additional versatile living space, complemented by a fitted kitchen, separate utility room, and an adjoining shower room. Upstairs are three double bedrooms and a further single/study. A good-sized family bathroom completes the first floor. Lovingly owned and well maintained for 40 years, this home presents an excellent opportunity for buyers to modernise and extend (STPP). Further benefits include off-street parking for two cars and an integral garage, making this a practical and highly desirable home in a prime location.

- 4 bedroom family home
- Further double aspect dining room
- Off street parking for two cars
- Scope to extend STPP
- Double aspect main reception room
- Mature south facing garden extending nearly 100ft
- Located on a quiet residential road
- Garage

# Floor Plan

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Approximate Gross Internal Area = 172.3 sq m / 1855 sq ft  
(Including Garage)

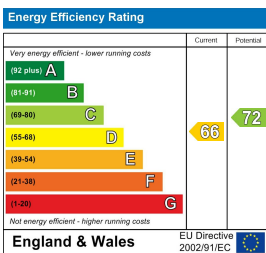


Ground Floor

First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1297293)

## Energy Efficiency Graph



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