

Mark Anthony

Estate Agents

15 Links Road, Epsom, KT17 3PP
Offers in excess of £1,500,000

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Mark Anthony Estate Agents are delighted to be instructed as sole agents in the sale of this wonderful family home, situated in a highly sought after road within the college area of Epsom. Links Road is a perfect location for Wallace Fields Infant & Junior schools, Rosebery and Glyn schools as well as Epsom College.

Epsom High Street is a short walk away and has a variety of shops, restaurants and access to Epsom station, which has links to London Waterloo, London Bridge and Victoria.

The 2680 sq ft of spacious and extremely well present accommodation is arranged over three floors to include a welcoming reception hallway which perfectly sets the scene. The main reception has an open fireplace and a deep bay window which floods the room with natural light, making this the perfect space for relaxing in.

A particular feature of this home is the vast family sized, open plan kitchen diner and family room providing the ideal space for entertaining and family life.

On the ground floor there is also a W.C boot room, utility room and a study/ office with views over the well cared for garden.

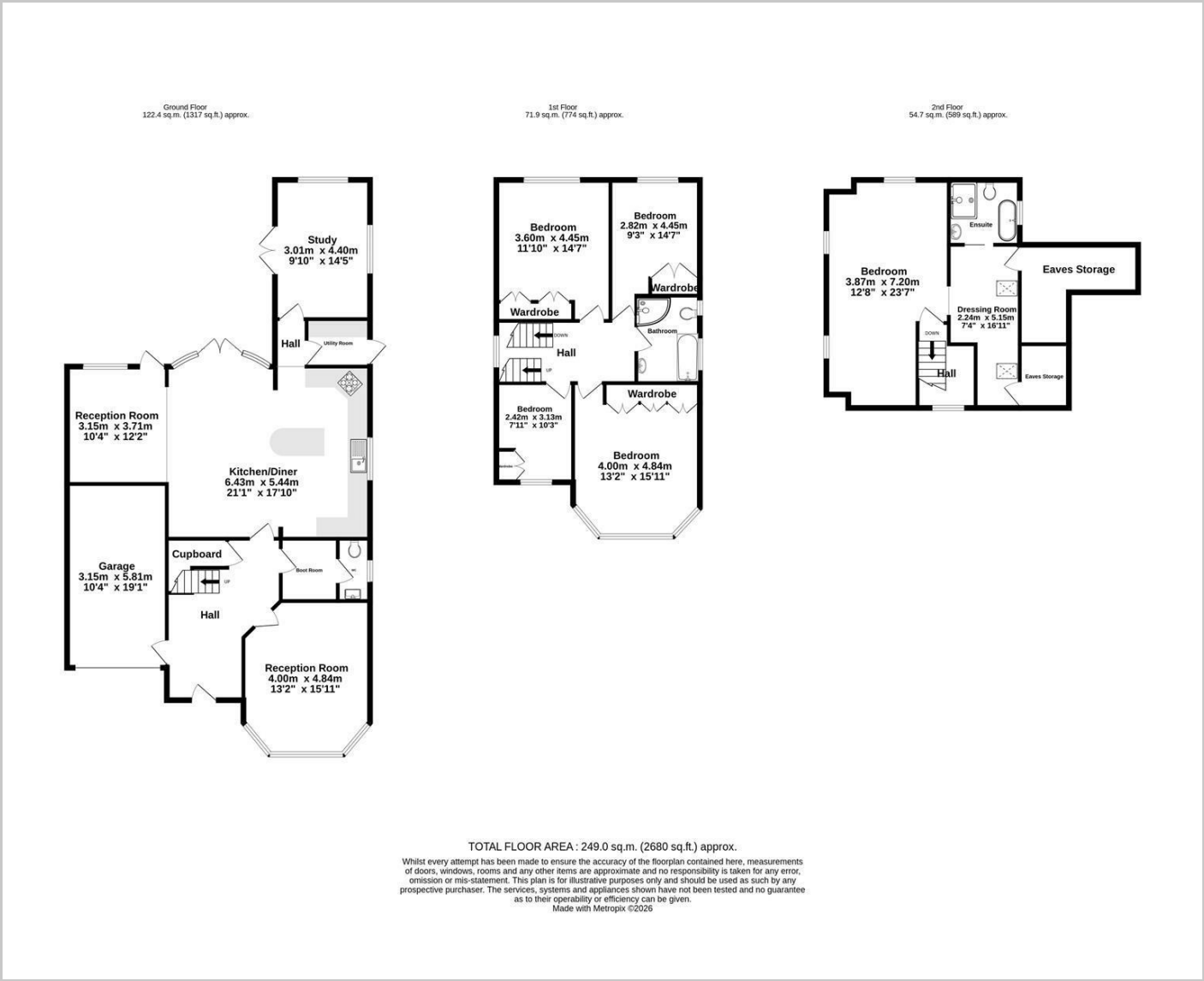
On the first floor you will find four double bedrooms each with fitted wardrobes and a family sized bathroom.

The amazing master bedroom suite is located on the second floor with luxury ensuite bathroom and dressing room with a walk in wardrobe. The master bedroom is so spacious it even has an area to chill in. The 180 ft Easterly aspect rear garden is divided into a large patio area, lawned garden and an ideal area for an hobbyist with an interest of keeping chickens and bees like the current owner.

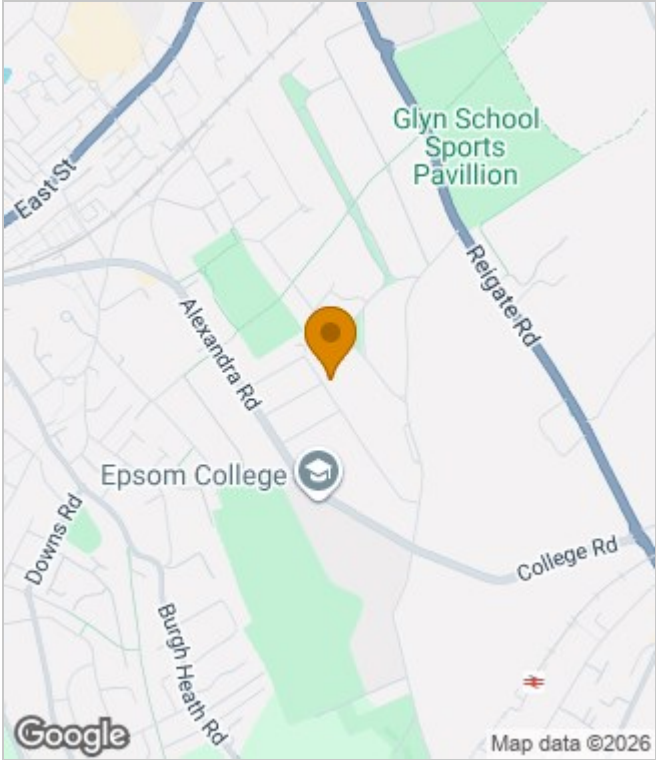
- Wonderful family home, situated in a highly sought after road within the college area of Epsom
- The 2680 sq ft of spacious and well presented accommodation arranged over three floors
- Two separate reception rooms
- Vast family sized open plan kitchen diner and family room the perfect space for the family and entertaining
- Five bedrooms and two bathrooms
- Amazing master bedroom suite with luxury ensuite bathroom and walk in dressing room
- 180 ft Easterly aspect rear garden
- Off road parking with electric charging point and garage
- Viewing is highly recommended
- EPC rating: D



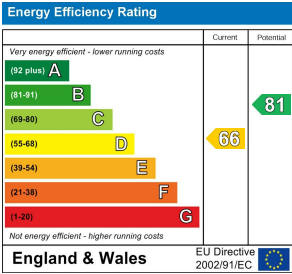
Floor Plans



Area Map



Energy Performance Graph



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