



Lakers Rise | | Banstead | SM7 3JX

£2,500 Per Month



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A spacious and well-presented four-bedroom semi-detached family home, ideally positioned in a popular residential area of Banstead.

This attractive property has been painted throughout and offers well-proportioned accommodation. The ground floor comprises a welcoming living room/dining area, providing plenty of space for both relaxing and entertaining. The property also benefits from a large fitted kitchen, complete with a gas hob, oven, dishwasher and washing machine. Upstairs, there are four bedrooms and a family bathroom.

- Driveway
- Double Glazed Throughout
- Gas Central Heating
- Popular Location
- Garage
- Kitchen Appliances Included Oven, Dishwasher, Washing Machine
- Side Access to Rear Garden

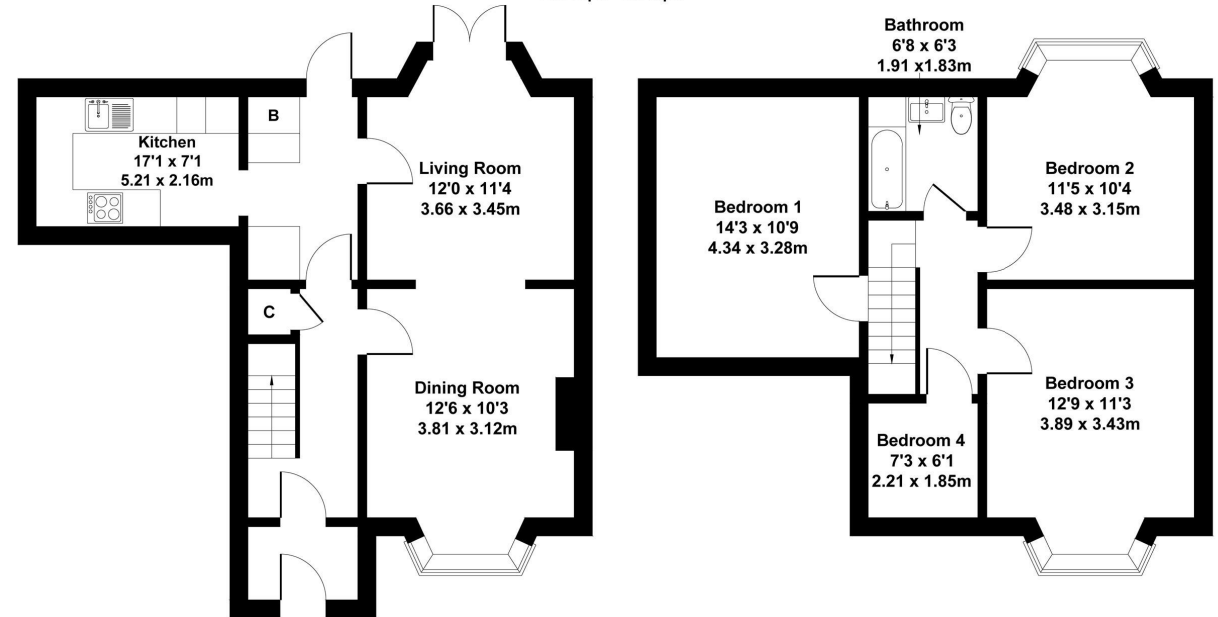






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Approximate Gross Internal Area  
1137 sq ft - 106 sq m



GROUND FLOOR

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2026  
For Illustrative Purposes Only.

Council Tax Band E

EPC Rating

| Energy Efficiency Rating                    |                         |
|---------------------------------------------|-------------------------|
|                                             | Potential               |
| Very energy efficient - lower running costs |                         |
| (12 plus) <b>A</b>                          |                         |
| (81-91) <b>B</b>                            |                         |
| (69-80) <b>C</b>                            |                         |
| (55-68) <b>D</b>                            |                         |
| (39-54) <b>E</b>                            |                         |
| (21-38) <b>F</b>                            |                         |
| (1-20) <b>G</b>                             |                         |
| Not energy efficient - higher running costs |                         |
| England & Wales                             | EU Directive 2002/91/EC |

The Agent has not had sight of the title documents and therefore the buyer is advised to obtain verification of the tenure from their solicitor or surveyor. All measurements are approximate. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. You are advised to contact the local authority for details of Council Tax, Business Rates etc. Every care has been taken with the preparation of these Sales Particulars but complete accuracy cannot be guaranteed. If there is any point which is of particular importance to you, we will be pleased to check the information for you. These particulars do not constitute a contract or part of a contract.

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