

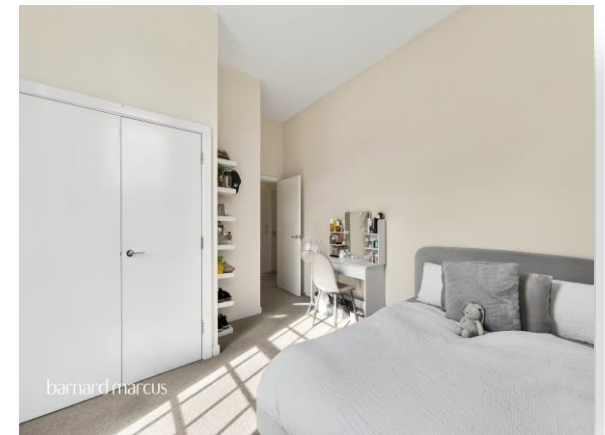


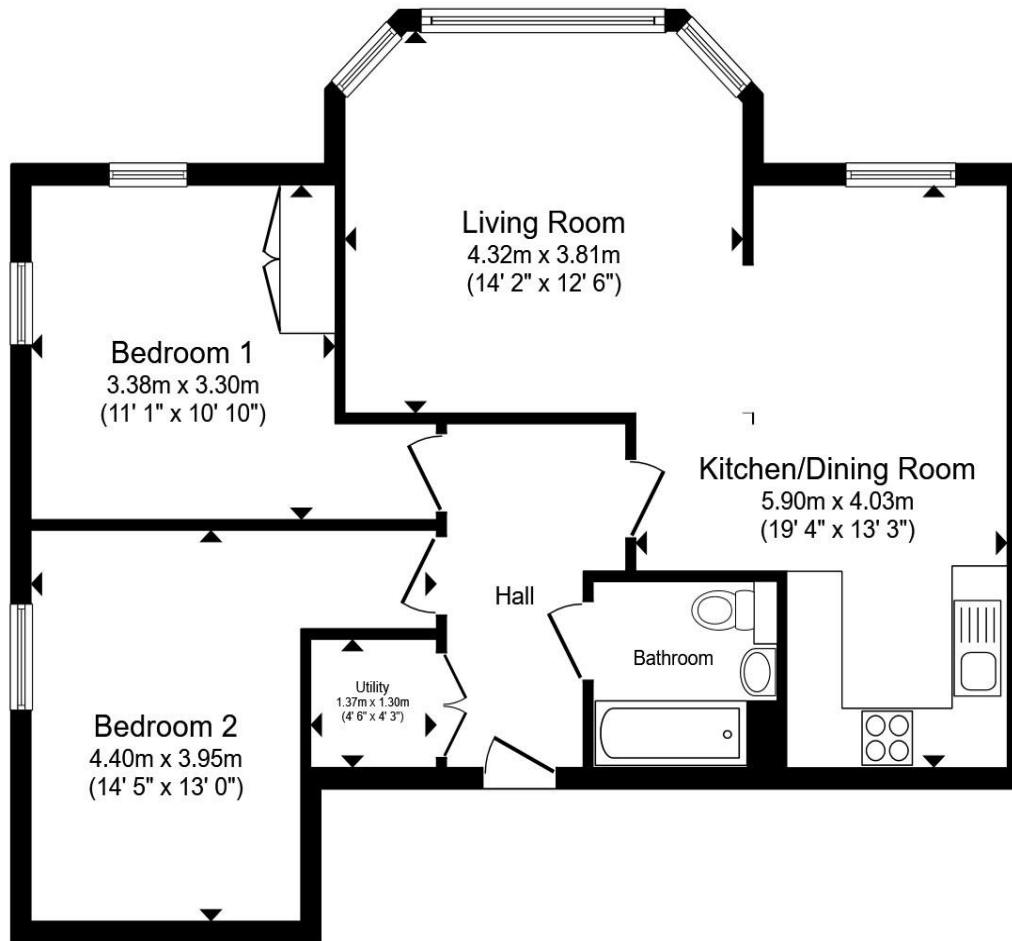
Drummond Court, Dillon Close, Epsom KT19 8GZ

welcome to

Drummond Court, Dillon Close, Epsom

Step into modern living in the heart of Noble Park — a vibrant development offering style, convenience, & an affordable way to get onto the property ladder with a 25% shared ownership opportunity. With bright, well-designed interiors, attractive surroundings, & a direct bus service to Epsom Station.





Total floor area 73.0 m² (785 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Set within the highly desirable Noble Park development, this attractive home offers an excellent opportunity for buyers looking to step onto the property ladder through a 25% shared ownership scheme. Noble Park is well-known for its leafy surroundings, modern architecture, and strong community feel, making it one of Epsom's most popular residential locations.

Inside, the property provides bright and comfortable living spaces designed with practicality in mind. The layout includes a welcoming reception area, a modern fitted kitchen, and well-proportioned bedrooms, creating a home that is both functional and inviting. Large windows, neutral décor, and an efficient use of space enhance the overall sense of light and openness throughout.

Further benefits include allocated storage under on the stairwell.

Residents of Noble Park enjoy beautifully maintained communal grounds, allocated parking, and easy access to everyday conveniences. A direct bus service runs from the development to Epsom Station, offering a straightforward connection to London and surrounding areas — ideal for commuters. Epsom town centre is also close by, providing a wide range of shops, cafés, leisure facilities, and essential amenities.

With its combination of modern living, an attractive setting, and the affordability of the shared-ownership structure, this property represents a fantastic opportunity for buyers looking for a well-located home in a sought-after part of Epsom.

welcome to

Drummond Court, Dillon Close, Epsom

- 25% Shared Ownership
- First Floor Flat
- Two Double Bedrooms
- Modern Kitchen & Bathroom
- Allocated Parking Space
- Spacious Light Filled Living / Diner

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

fixed price

£92,500



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/EPS110433](https://www.barnardmarcus.co.uk/Property/EPS110433)



Property Ref:
EPS110433 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



barnard marcus



01372 740911



Epsom@barnardmarcus.co.uk



2 Kings Shade Walk, The Ashley Centre, Epsom,
Surrey, KT19 8EB



[barnardmarcus.co.uk](https://www.barnardmarcus.co.uk)