

THE WARREN, CARSHALTON SM5 4EQ

GUIDE PRICE £1,500,000

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OCCUPYING A PRESTIGIOUS POSITION WITHIN ONE OF CARSHALTON BEECHES' MOST SOUGHT-AFTER ROADS, THIS EXCEPTIONAL FIVE-BEDROOM DETACHED RESIDENCE OFFERS BEAUTIFULLY PRESENTED AND HIGHLY VERSATILE ACCOMMODATION, PERFECTLY SUITED TO MODERN FAMILY LIVING.

THE HEART OF THE HOME IS THE STUNNING OPEN-PLAN KITCHEN, BREAKFAST, AND FAMILY ROOM, CREATING A WONDERFUL SPACE FOR BOTH EVERYDAY LIVING AND ENTERTAINING. COMPLEMENTING THIS ARE A SPACIOUS LIVING ROOM, FORMAL DINING ROOM, SEPARATE STUDY, AND UTILITY ROOM. A GROUND FLOOR BEDROOM AND SHOWER ROOM PROVIDE IDEAL GUEST ACCOMMODATION, MULTIGENERATIONAL LIVING, OR ADDITIONAL HOME OFFICE SPACE.

UPSTAIRS, THE IMPRESSIVE PRINCIPAL SUITE BENEFITS FROM A WALK-IN WARDROBE, LUXURY EN-SUITE BATHROOM AND PRIVATE BALCONY OVERLOOKING THE REAR GARDEN. THREE FURTHER DOUBLE BEDROOMS ARE SERVED BY TWO ADDITIONAL BATH/SHOWER ROOMS.

THE BEAUTIFULLY LANDSCAPED REAR GARDEN OFFERS A HIGH DEGREE OF PRIVACY AND FEATURES A SUBSTANTIAL GARDEN ROOM, IDEAL AS A HOME OFFICE, GYM, STUDIO, OR ENTERTAINMENT SPACE. FURTHER BENEFITS INCLUDE A GARAGE AND AMPLE OFF-STREET PARKING.

THE WARREN IS A HIGHLY REGARDED RESIDENTIAL ROAD, CONVENIENTLY LOCATED FOR THE SHOPS, CAFÉS AND RESTAURANTS OF CARSHALTON BEECHES, BANSTEAD VILLAGE AND SUTTON TOWN CENTRE. EXCELLENT TRANSPORT LINKS INCLUDE CARSHALTON BEECHES STATION, PROVIDING REGULAR SERVICES INTO LONDON VICTORIA AND LONDON BRIDGE, WHILE THE A217 AND M25 ARE EASILY ACCESSIBLE.

- FIVE BEDROOMS
- FOUR BATHROOMS
- STUNNING CONDITION
- PRESTIGIOUS LOCATION
- COUNCIL TAX BAND G
- EPC RATING C

