



**Hazel Bank, Surbiton KT5 9RH**

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**welcome to**

## **Hazel Bank, Surbiton**

Residing in the ever-popular Sunray Estate, this well presented three-bedroom mid-terrace home offers an incredibly convenient location to both Tolworth Rail Station as well as a variety of popular schools making it perfect for those with young families.

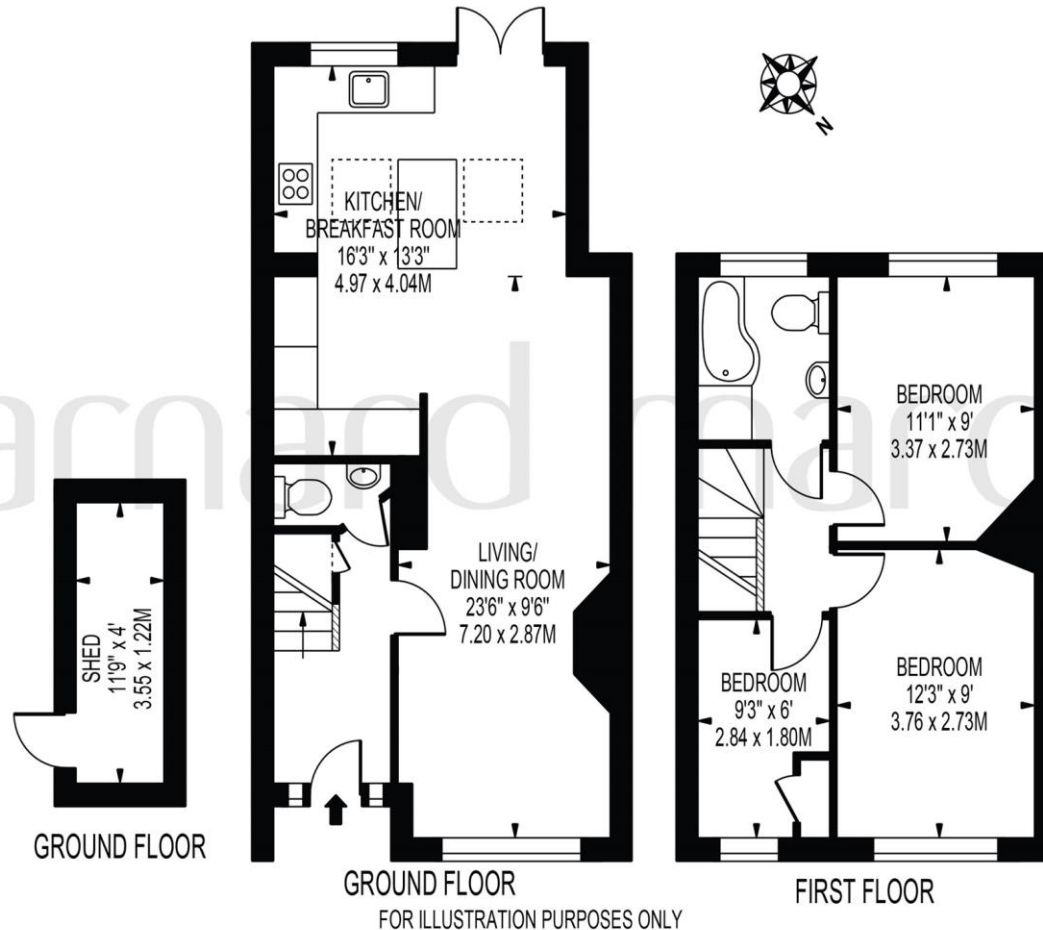


## HAZELBANK

APPROXIMATE GROSS INTERNAL FLOOR AREA: 808 SQ FT - 75.05 SQ M

(EXCLUDING SHED)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF SHED: 47 SQ FT - 4.33 SQ M



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Residing in the ever popular Sunray Estate, this well presented three bedroom mid-terrace home offers an incredibly convenient location to both Tolworth Rail Station as well as a variety of popular schools making it perfect for those with young families.

Upon entering the home, your attention is drawn to the meticulously designed & beautifully finished kitchen area which offers a variety of integrated appliances as well as an ample amount of storage with breakfast bar to finish. The french doors lead out to the luscious rear South facing garden with hosts practical outbuilding. The remainder of the ground floor living area lends itself to a cosy receptions area as well as dining space. The open plan design combined with the gardens orientation & velux windows in the kitchen allow an abundance of natural to flood the ground floor through out the day. Completing the ground floor is an under-stairs WC.

The top floor consists of two large double bedrooms as well as a sizable third bedroom & contemporary three piece family bathroom which includes meticulous storage.

With the additional benefit of a driveway & extension potential; this home is expected to be incredibly popular so immediate inspection is advised to avoid disappointment

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## Hazel Bank, Surbiton

- Three Bedrooms
- Mid-Terrace
- Rear Extension
- South Facing Garden
- Drive Way

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: D

£500,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
SUR109314 - 0004

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