



ALEXANDER RUMSEY
REAL ESTATE

Hazelbank Road, Chertsey, KT16

Guide Price £465,000

3 2 1



This attractive three-bedroom semi-detached home offers stylish, contemporary living with a thoughtfully designed layout, ideal for modern lifestyles.

The ground floor boasts a spacious open-plan living, dining and kitchen area, flooded with natural light and providing direct access to the private rear garden, creating a seamless connection between indoor and outdoor living. The modern kitchen and generous living space make this an ideal setting for both everyday living and entertaining.

A particularly appealing feature is the converted garage, currently utilised as a home office, offering excellent versatility and the potential to serve as an additional bedroom, reception room or hobby space, subject to individual requirements. Further ground-floor benefits include a separate utility room and a convenient downstairs WC.

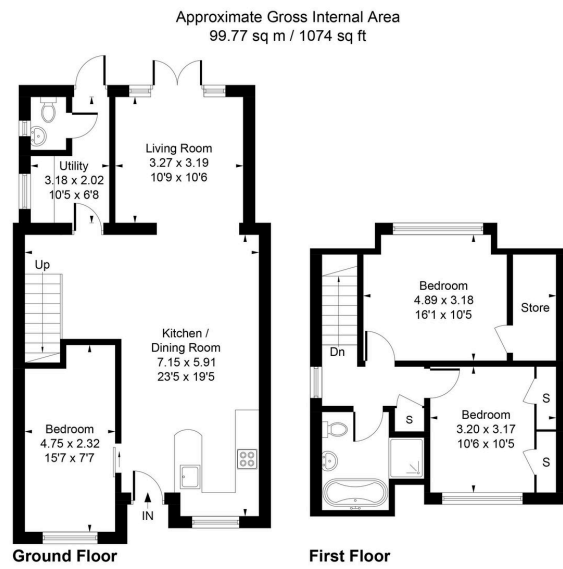
To the first floor are two well-proportioned double bedrooms, both benefiting from built-in storage, alongside an exceptionally modern family bathroom, luxuriously finished with contemporary fittings and stylish detailing.

Externally, the property benefits from a private rear garden and a driveway providing ample off-road parking. Further enhancing the property's appeal, solar panels contribute towards the home's electricity supply, offering the potential to reduce reliance on mains electricity.

Conveniently situated within walking distance of local amenities, shops and everyday conveniences, this superb home combines contemporary design, flexible accommodation and a desirable location.

An excellent opportunity for first-time buyers, couples or those seeking a stylish home with versatile living space. Early viewing is highly recommended.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchase.

- Two Double Bedrooms
- Semi-Detached Family Home
- Spacious Open-Plan Living, Dining And Kitchen Area
- Private Rear Garden
- Converted Garage Offering Versatile Additional Space
- Luxuriously Finished Contemporary Family Bathroom
- Separate Utility Room And Downstairs WC
- Driveway Providing Ample Off-Road Parking
- Solar Panels Contributing To The Home's Electricity Supply
- Viewing Essential



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F	38 F	
1-20	G		