



Stoneleigh Park Road, Stoneleigh



£550,000

Freehold

- Semi-Detached Bungalow
- Three Bedrooms
- Kitchen/Breakfast Room
- 74ft Easterly Facing Garden
- Off Street Parking
- Close To Shops, Schools & Station



The Personal Agent are pleased to present this three bedroom semi-detached bungalow, situated just a short walk from Stoneleigh Broadway and Mainline railway station as well as local schools.

The property comprises an entrance hall with access to built-in storage, the hall is extremely spacious and is currently being used as a dining area, 14ft rear aspect living room with sliding doors overlooking and opening onto the garden with a feature fireplace, 12ft kitchen/breakfast room with a window overlooking the garden and a door to the side, the kitchen comprises a range of eye and base level units with built-in oven and hob.

From the hallway there are doors to three bedrooms, two with built-in storage, the family bathroom and separate W/C.

Outside to the front there is a crazy paved driveway providing ample off street parking with a side gate leading to the rear garden.

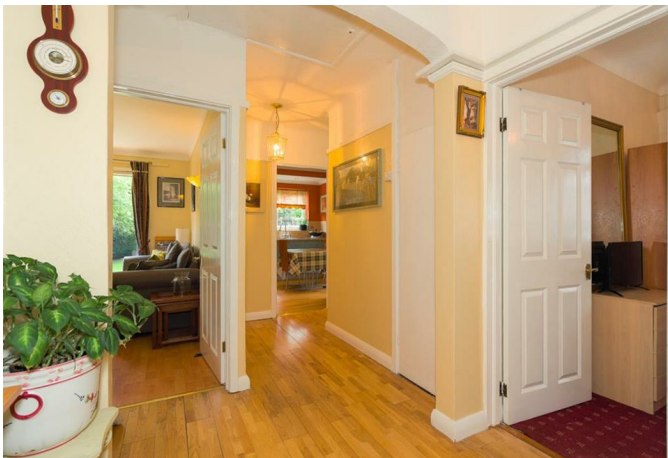
The Easterly facing garden measures approximately 74ft with a paved patio area which wraps around the property, ideal for outside entertaining, the remainder of the garden is laid to lawn with mature planting and a shed.

Stoneleigh is a highly sought after residential area

with a bustling Broadway of shops and restaurants at its heart, as well as a mainline railway station with services to Waterloo every fifteen minutes (30 minute journey). There is a choice of infant and junior schools within the immediate vicinity and the Historic Nonsuch Park runs alongside the South East side.

Both the M25 and A3 are easily accessible giving a straight forward route to London and both Heathrow and Gatwick international airports.

Tenure: Freehold.







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

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Please Note: Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows and room areas are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only and should be used as such by and prospective purchaser. The services, systems and appliances listed in the specification have not been tested by The Personal Agent and no guarantee as to their operating ability or their efficiency can be given. All images and text used to advertise our properties are for the sole use of The Personal Agent Ltd.





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