

64 Foresters Drive, South Wallington, Surrey, SM6 9JY | £764,950 Freehold

This attractive semi detached family house which is located within easy reach of a range of reputable schools including Wilson's, Wallington High School For Girls and John Fisher. The property which has been well maintained by the current owners benefits from spacious accommodation, ample driveway parking leading to the attached garage and a South Westerly aspect garden.

ENTRANCE HALL

LOUNGE 18' 3" x 13' 11" (5.56m x 4.24m) EXTENDED DINING ROOM 21' x 12' (6.4m x 3.66m) KITCHEN/BREAKF AST ROOM 18' 5" x 8' 9" (5.61m x 2.67m) WC GARDEN ROOM 13' 1" x 6' 10" (3.99m x 2.08m) STAIRS TO FIRST FLOOR LANDING BEDROOM 1 18 max' x 11' 7" (5.49m x 3.53m) BEDROOM 2 14' x 11' 11" (4.27m x 3.63m) BEDROOM 3 17' 8 max" x 11' 10" (5.38m x 3.61m) BEDROOM 4 8' 11" x 7' 7" (2.72m x 2.31m) FAMIL Y B ATHROOM SOUTH WESTERL Y ASPECT G ARDEN AMPLE DRIVEWAY GAR AGE

CLOSE TO REPUTABLE SCHOOLS



IMP ORTANT NOTE: Paul Graham have not tested any services, heating system, appliances, fixtures or fittings. References to the tenu re of a property a re based on information supplied by the seller as Paul Graham have not had sight of the title documents. Neither has Paul Graham checked any existing or necessary planning consents, building regul ations or rights of way. Prospective purchasers are advised to obtain verification from their solicitor or surveyor. PLEASE NOTE: All measurements are approximate and represent the maximum dimensions of any room (into bays and alcoves) and a margin of error should be allowed.

## WALLINGTON

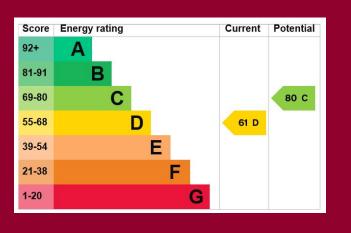
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## CARSHALTON

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TOTAL FLOOR

BEDROOM