



KAYBRIDGE  
RESIDENTIAL



Stoneleigh Crescent, Epsom

Epsom

£699,950

# Stoneleigh Crescent

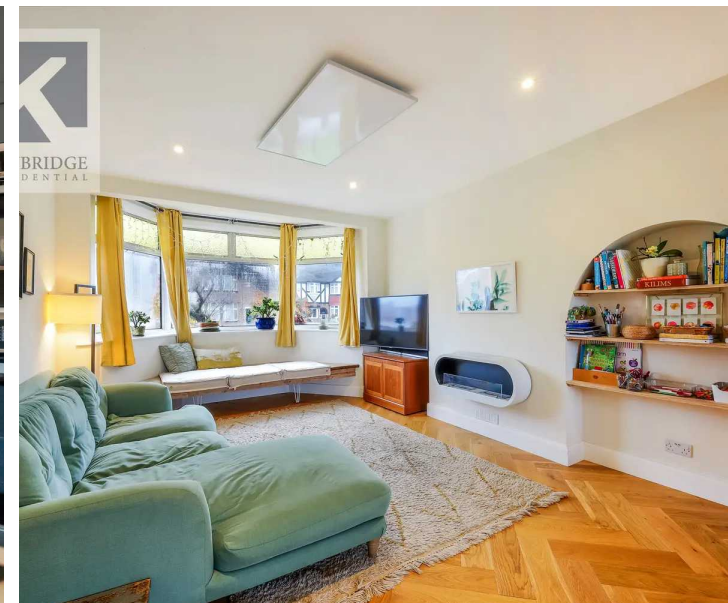
## Epsom

- Semi-detached
- Three double bedrooms
- Meticulously finished
- Walking distance to good schools and mainline station
- Garage
- Off-street parking
- Summer house
- Westerly facing garden

Set in a desirable location, this immaculately presented 3-bedroom semi-detached house offers a fantastic opportunity for families and professionals alike. Boasting a meticulously finished interior, this property offers comfortable and spacious accommodation throughout.

As you step inside, you are greeted by a bright and welcoming entrance hallway that leads you into the heart of the home. The ground floor comprises a generously-sized living room flooded with natural light and a modern fully-fitted kitchen with ample storage space, perfect for hosting family gatherings or entertaining guests. Upstairs, there are three double bedrooms, each providing a peaceful retreat, and a beautifully appointed family bathroom with separate shower cubicle.

Convenience is at your doorstep with this property, as it is ideally located within walking distance to highly regarded schools and a mainline station, providing excellent transport links to the city centre and surrounding areas. In addition, this home offers a garage and off-street parking, ensuring that parking will never be a hassle for you or your guests.





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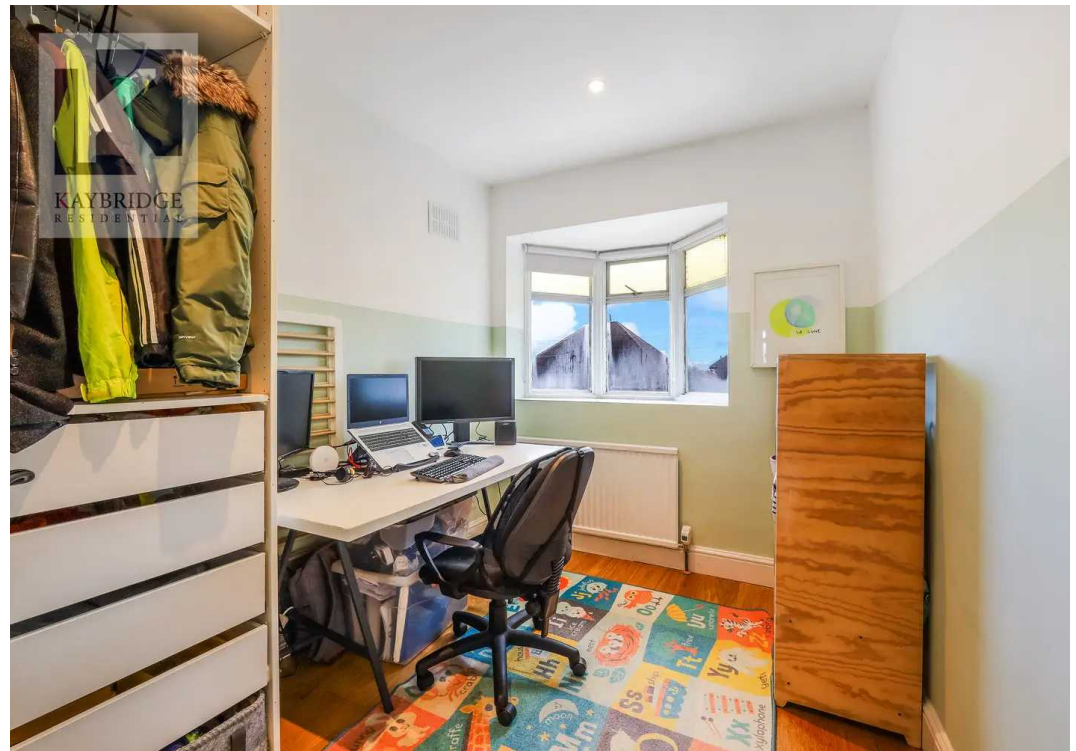
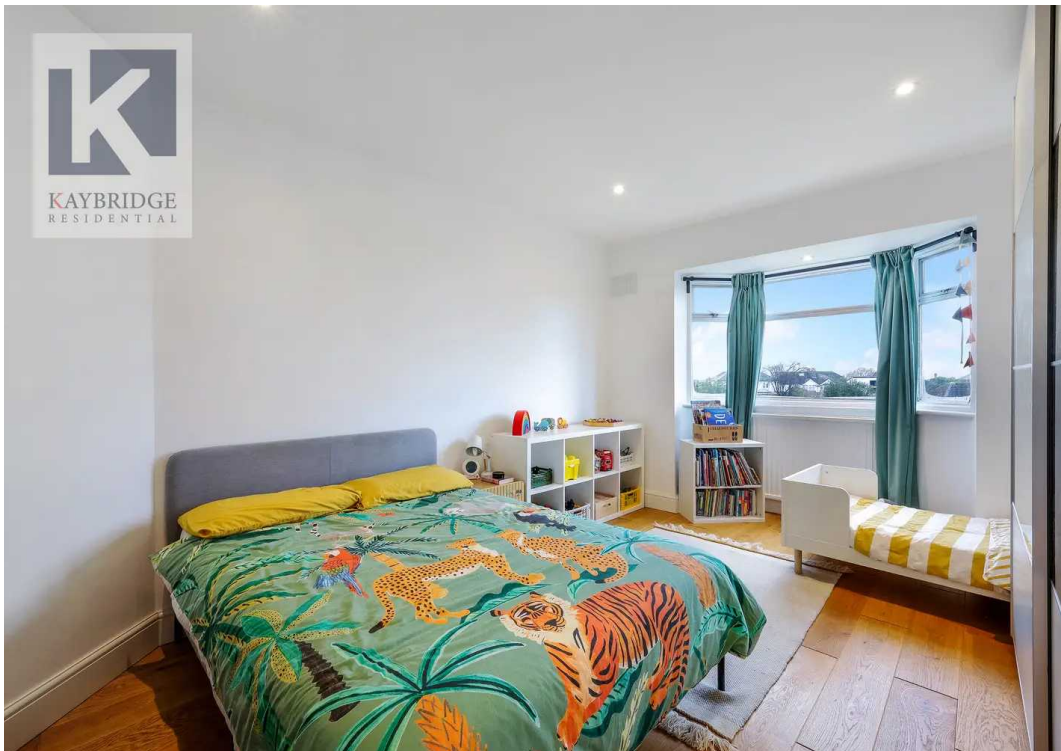
Epsom

Moving outside, the property truly shines with its fantastic outdoor space. The west-facing garden perfectly captures the afternoon sun, allowing you to relax and unwind on those warm summer evenings. The garden also features a delightful summer house, which can be utilised as a home office, additional living space, or a play area for the children. Whether you are hosting a barbeque or simply enjoying a quiet afternoon in the sun, this outdoor sanctuary will be a haven for you and your family.

Council Tax band: E

Tenure: Freehold



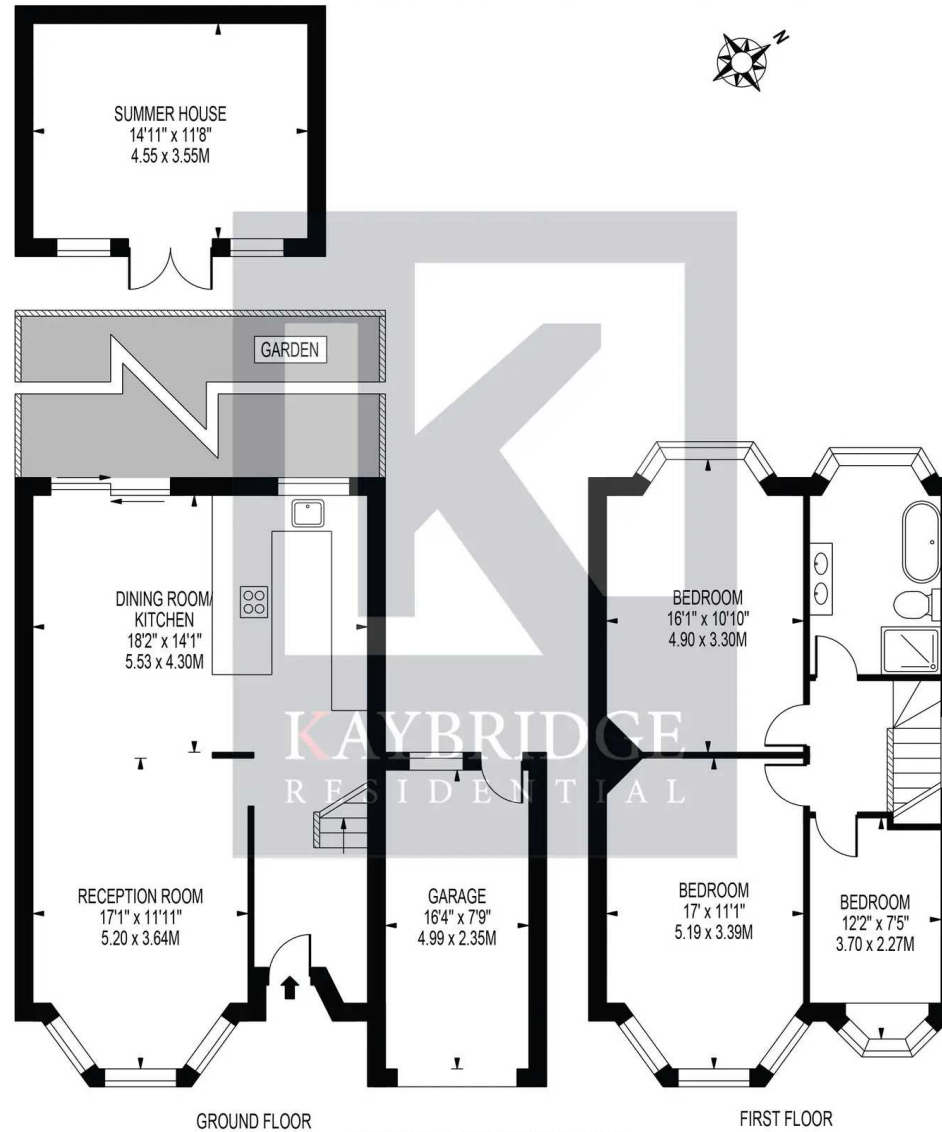


# STONELEIGH CRESCENT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1094 SQ FT - 101.62 SQ M  
(EXCLUDING GARAGE & SUMMER HOUSE)

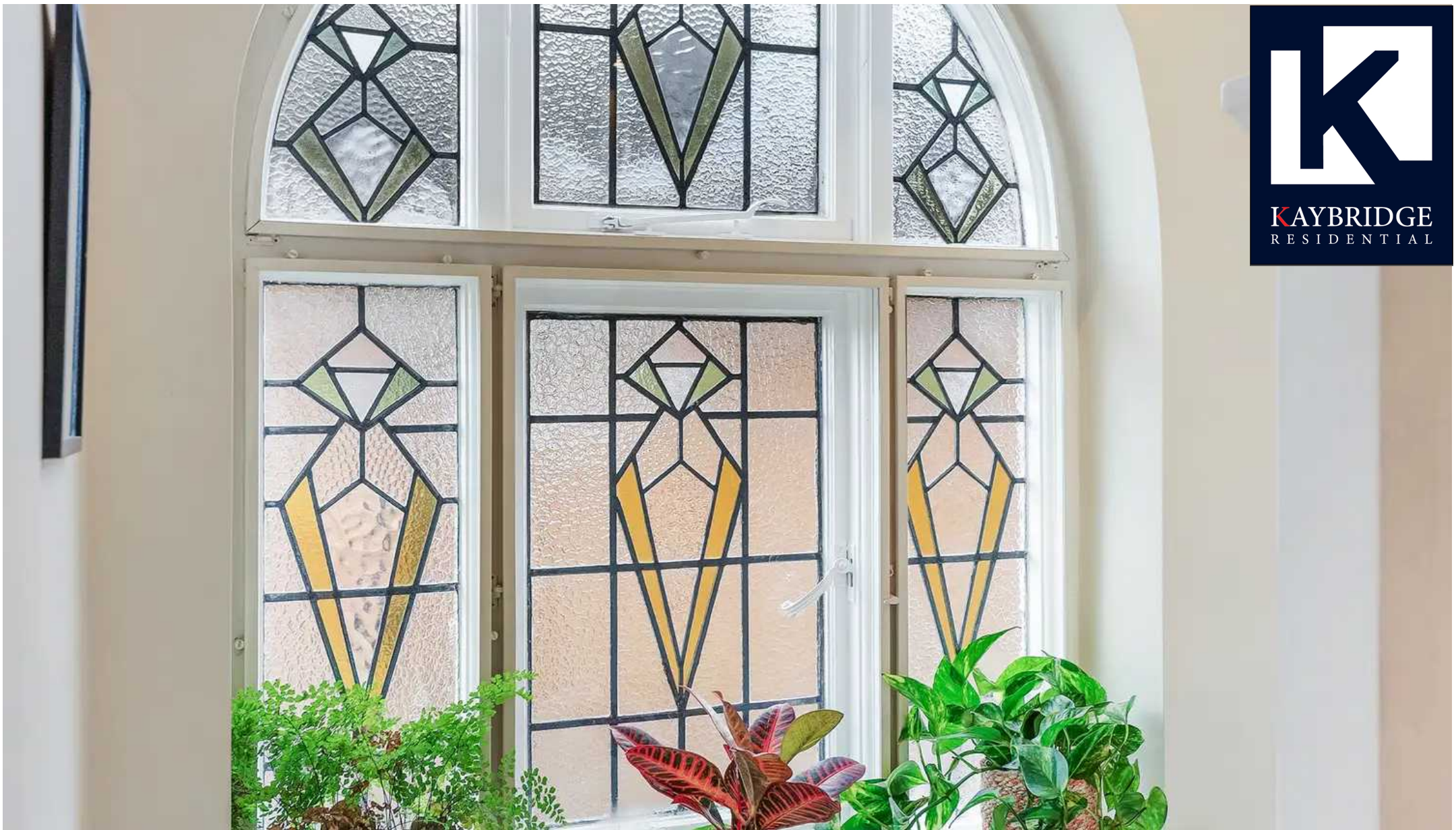
APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: 126 SQ FT - 11.73 SQ M

APPROXIMATE GROSS INTERNAL FLOOR AREA OF SUMMER HOUSE: 174 SQ FT - 16.15 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.  
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.  
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



## Kaybridge Residential Epsom

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