

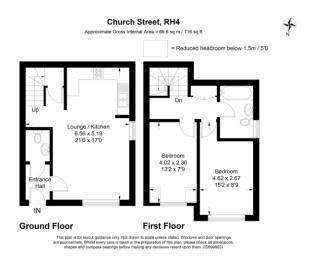


CHURCH STREET, DORKING RH4 1DG GUIDE PRICE £380,000









CONTACT

Cummins House, 62 South Street, Dorking, Surrey, RH4 2 HD www.seymours-estates.co.uk sales@seymours-dorking.co.uk 01306776674 A well-presented two double bedroom house offering bright, modern accommodation situated in the heart of Dorking town centre, just a few moments away from everything the high street has to offer, mainline train stations and beautiful open countryside.

The conveniently positioned property offers wellproportioned accommodation which begins with the hallway providing access to the downstairs accommodation and cloakroom. The dual aspect reception room is an impressive 21'6 ft offering the ideal space for entertaining guests and is a lovely bright space with plenty of natural light flowing through. Next is the kitchen, fitted with a selection of floor to ceiling units complemented by ample worksurface space and a fullrange of integrated appliances. Completing the ground floor accommodation is the useful under stairs cupboard. Stairs rise to the first floor landing which in turn provides access to all the upstairs accommodation and storage cupboard. As you can see from the measurements, both bedrooms are spacious front aspect doubles . The family bathroom fitted with a modern white suite completes the accommodation.

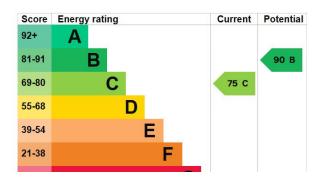
Outside

To the side of the property, there is a secure shared space offering useful storage space ideal for bikes.

This property falls under Council Tax Band D. The property is connected to mains water, drainage, gas and electricity. The property has a broadband connection.

VIEWING - Strictly by appointment through Seymours Estate Agents, 62 South Street, Dorking, RH4 2 JZ. FIXTURES & FITTINGS - We have not carried out a detailed survey, nor tested the appliances, mechanical or electrical fittings. MISREPRESENTATION ACT - These particulars are for guidance only

and do not form any part of any contract.



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All me asurements are approximate are for general gu only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are a dvised to recheck the measurements