



**KAYBRIDGE**  
RESIDENTIAL



**Browning Avenue**

Worcester Park

In Excess of **£525,000**

# Browning Avenue

## Worcester Park

- End of terrace
- Three bedrooms
- Close to good schools
- Walking distance to mainline station and amenities
- Immaculately presented throughout
- Open-plan kitchen/diner
- Beautifully landscaped south-westerly facing garden
- Out-house
- Off-street parking for two cars

Nestled in a highly sought-after location, this stunning three-bedroom end of terrace property presents a perfect opportunity for families and professionals alike. Boasting a prime position at the end of the terrace, this home offers a sense of privacy and tranquillity. The accommodation includes three bedrooms with a larger than average main bedroom, providing ample space for a growing family or those who require a home office. The property is conveniently situated within close proximity to excellent schools, ensuring education is within easy reach for families. Commuters will appreciate the property's walking distance to the mainline station, allowing for a stress-free commute. Additionally, residents will enjoy the convenience of nearby amenities, providing easy access to every-day essentials.





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Impeccably maintained and presented throughout, the interior of this home exudes modern elegance and comfort. The highlight of the property is the open-plan kitchen/diner, creating a seamless flow between cooking, dining, and entertaining. Step outside to discover a beautifully landscaped south-westerly facing garden, offering a perfect retreat for relaxation and outdoor gatherings. A charming out-house adds versatility to the outdoor space, ideal for use as a home office or games room. Furthermore, the property benefits from off-street parking for two cars, ensuring convenience for residents and guests alike. This property is a true gem that seamlessly blends modern living with outdoor tranquillity, offering a lifestyle of comfort and convenience for its fortunate new owners.

Council Tax band: D

Tenure: Freehold





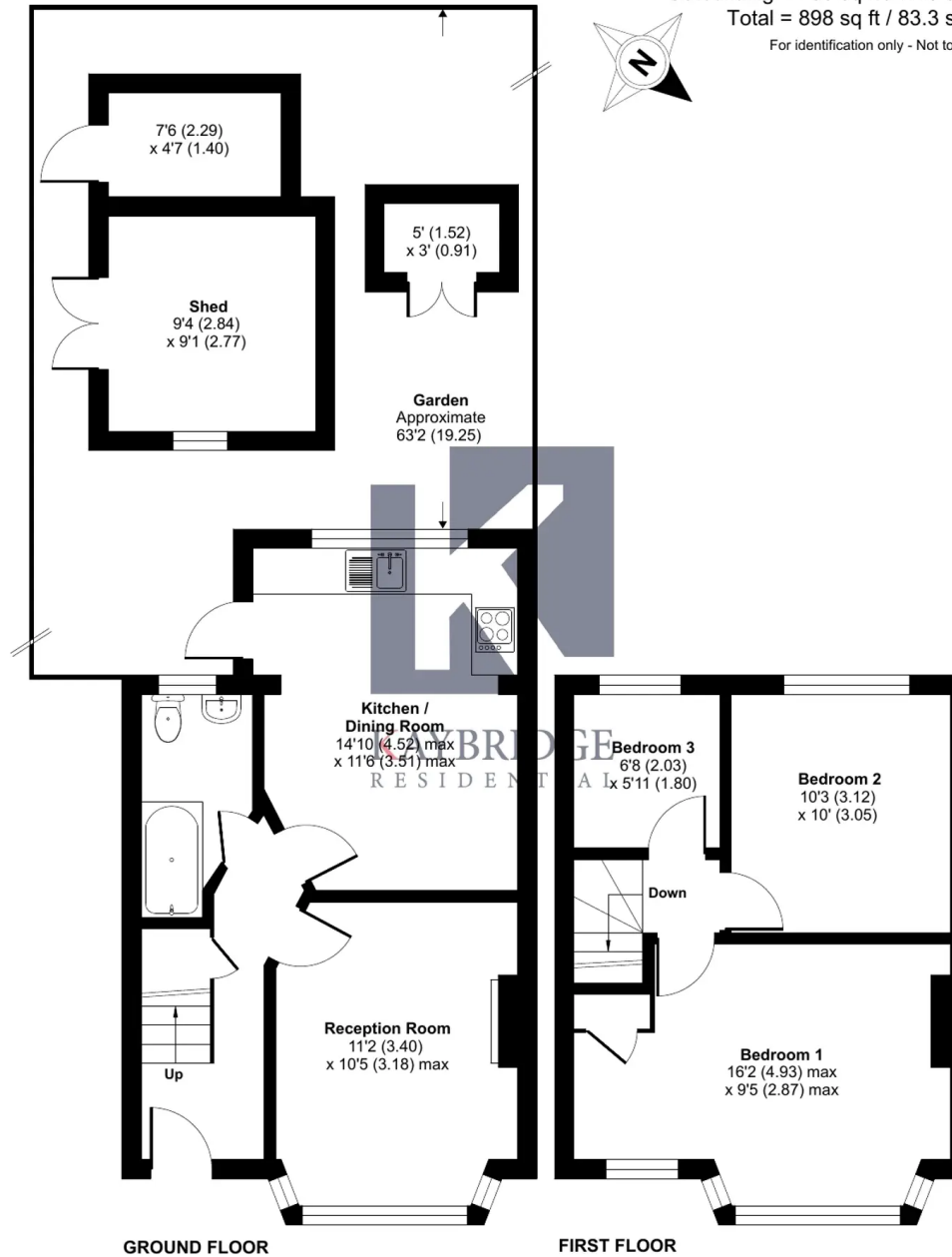
# Browning Avenue, Worcester Park, KT4

Approximate Area = 765 sq ft / 71 sq m

Outbuilding = 133 sq ft / 12.3 sq m

Total = 898 sq ft / 83.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nlcocom 2024. Produced for Kaybridge Residential Ltd. REF: 1146664



## Kaybridge Residential Epsom

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