



St. James Close, Epsom

Guide Price **£685,000**



St. James Close

Epsom

Modern end of terrace house in Epsom gated mews. Spacious layout over 3 floors, fully fitted kitchen, lounge with garden access, 4 bedrooms, 2 bathrooms, eaves storage. Potential to extend, low-maintenance garden, allocated parking for 2 vehicles. Convenient location near town centre and station.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- No On-Going Chain
- Small Mews Development
- Modern End of Terrace
- Large Reception Room
- Four Bedrooms
- Two Bathrooms
- Allocated Parking
- Scope To Extend (STPP)
- Short Walk to Town Centre & Station



Located in the heart of Epsom, in a charming gated mews development, this modern end of terrace house offers the perfect blend of convenience and tranquillity. Well presented and West facing, this property is laid out over three spacious floors, ideal for modern living.

The ground floor has a fully fitted modern kitchen with granite worktops and built in appliances with a tiled floor. The entrance hallway is laid with wood flooring that flows through to the rear lounge, which benefits from modern patio door leading to the rear garden with patio. Additionally by the entrance to the house there is a handy WC and a coat and shoe cupboard.

To the first floor the modern home comprises of two double bedrooms one of which has built in wardrobes, and a further single bedroom. The top floor has a master bedroom with en-suite shower room and plenty of eaves storage.

With no onward chain and situated just a short walk away from the town centre and station residents can enjoy easy access to amenities, shopping and transport links making this property not only a wonderful home but also a practical investment opportunity. Furthermore, benefitting from a wide plot allows for the potential to extend (STPP) providing an exciting chance to further enhance the accommodation to suit individual needs. Outside, this property features a delightful and low-maintenance garden together with the convenience of allocated parking to the side for 2 vehicles, with visitor parking spaces available in the gated estate.

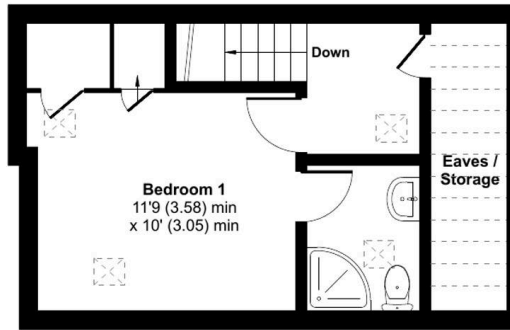
St. James Close, Epsom, KT18

Approximate Area = 1034 sq ft / 96 sq m
Limited Use Area(s) = 53 sq ft / 4.9 sq m
Total = 1087 sq ft / 100.9 sq m

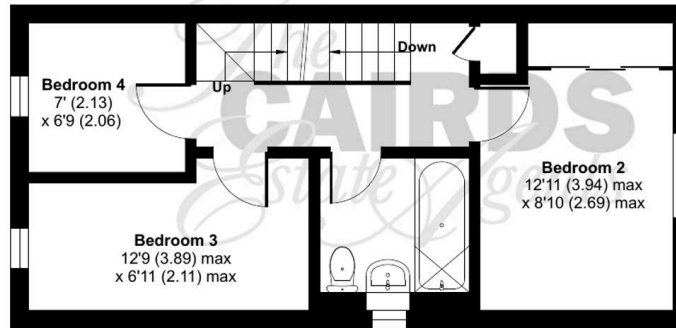
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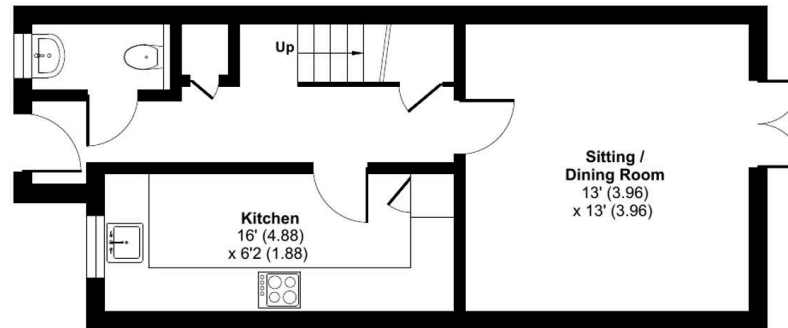
Denotes restricted head height



SECOND FLOOR



FIRST FLOOR



GROUND FLOOR





Cairds The Estate Agents

Cairds The Estate Agents, 128-130 High Street - KT19 8BT

01372 743033 • homes@cairds.co.uk • www.cairds.co.uk