



KAYBRIDGE
RESIDENTIAL



Gainsborough Court

Epsom

Guide Price £340,000 - £350,000

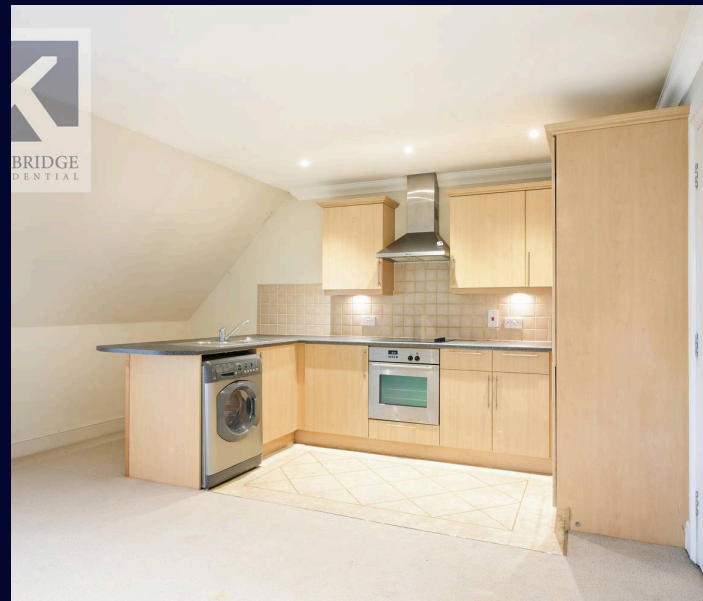
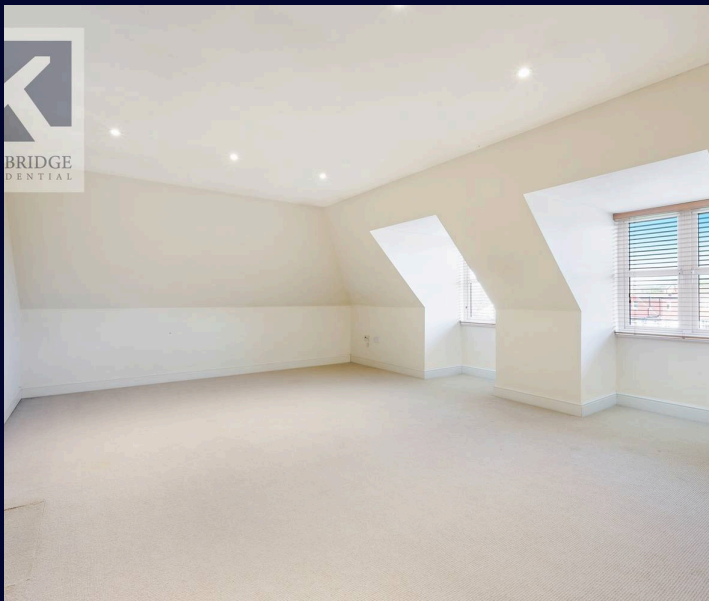


Gainsborough Court

Kingston Road, Epsom

- Two Bedroom Apartment
- Top Floor
- Gated Allocated Parking
- En Suite to Principal Bedroom
- Communal Gardens
- No Onward Chain
- 0.3 Miles to Stoneleigh Station
- 103 Year Lease

Presenting an exceptional opportunity to acquire an immaculately presented two-bedroom top-floor flat with gated allocated parking. The property boasts a bright and spacious living area and a modern kitchen, offering a comfortable and stylish living space. The principal bedroom features an en suite for added convenience and privacy. Situated in a well-maintained development with communal gardens, the property offers a tranquil retreat from the bustling city life. With the added benefit of no onward chain, this residence is prime for those seeking a swift and hassle-free move. Located just 0.3 miles away from Stoneleigh Station, commuting is made effortless for residents. Boasting a 103-year lease, this property presents a secure investment opportunity for those looking to establish their roots in this vibrant community. Get in touch today to book your viewing and discover the charm and elegance of this desirable home.



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Council Tax band: G

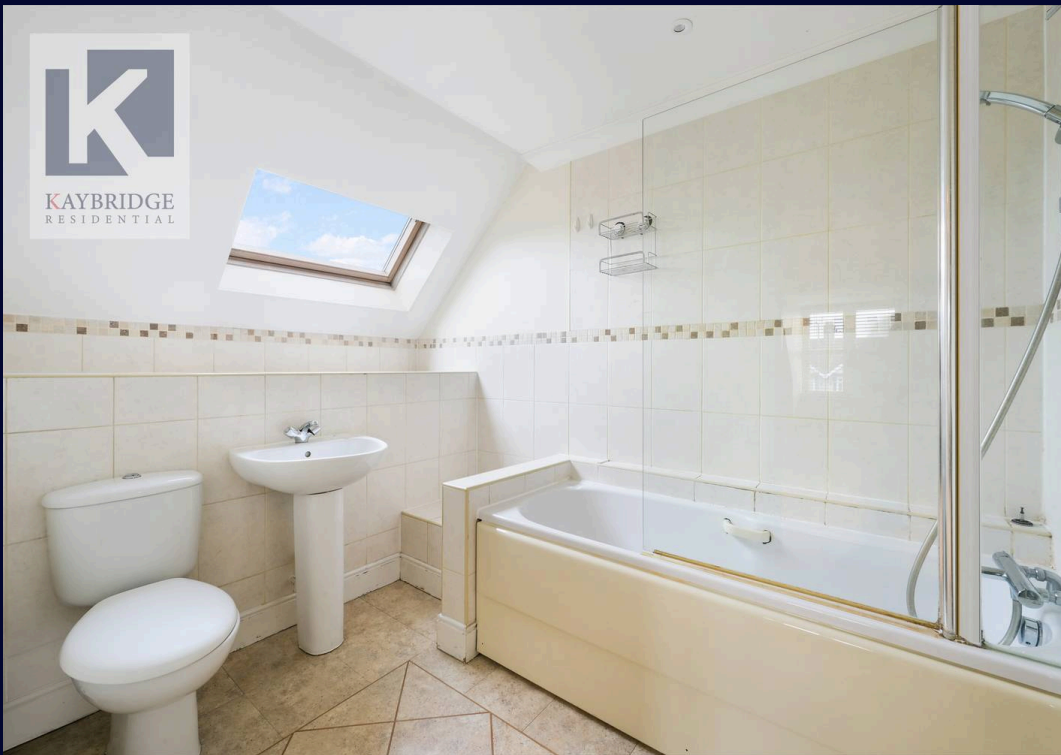
Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

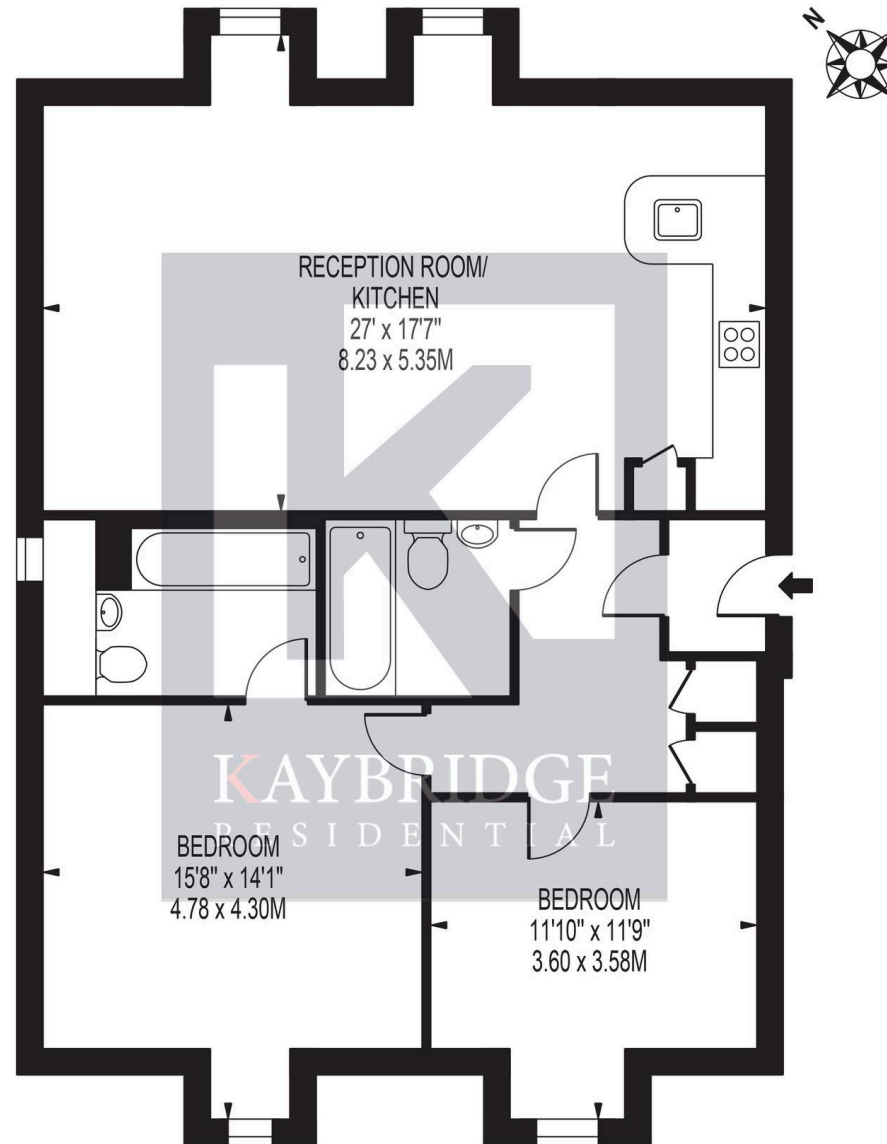
Discover Epsom - A Desirable Surrey Town Epsom is a historic and highly sought-after market town in Surrey, offering an ideal balance of countryside charm and modern convenience. Just 15 miles from London, it's a top choice for families and professionals who want green space without compromising on connectivity. Epsom station provides direct trains to London Waterloo, Victoria, and London Bridge in under 40 minutes, while major roads like the A3 and M25 are easily accessible. The town is best known for the world-famous Epsom Derby and is surrounded by beautiful open spaces including Epsom Downs, Horton Country Park, and Nonsuch Park. These green areas are perfect for walking, cycling, and enjoying the outdoors. Epsom's vibrant town centre offers a variety of shops, cafés, pubs, and restaurants, plus the Ashley Centre for retail and the





GAINSBOROUGH COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 974 SQ FT - 90.49 SQ M

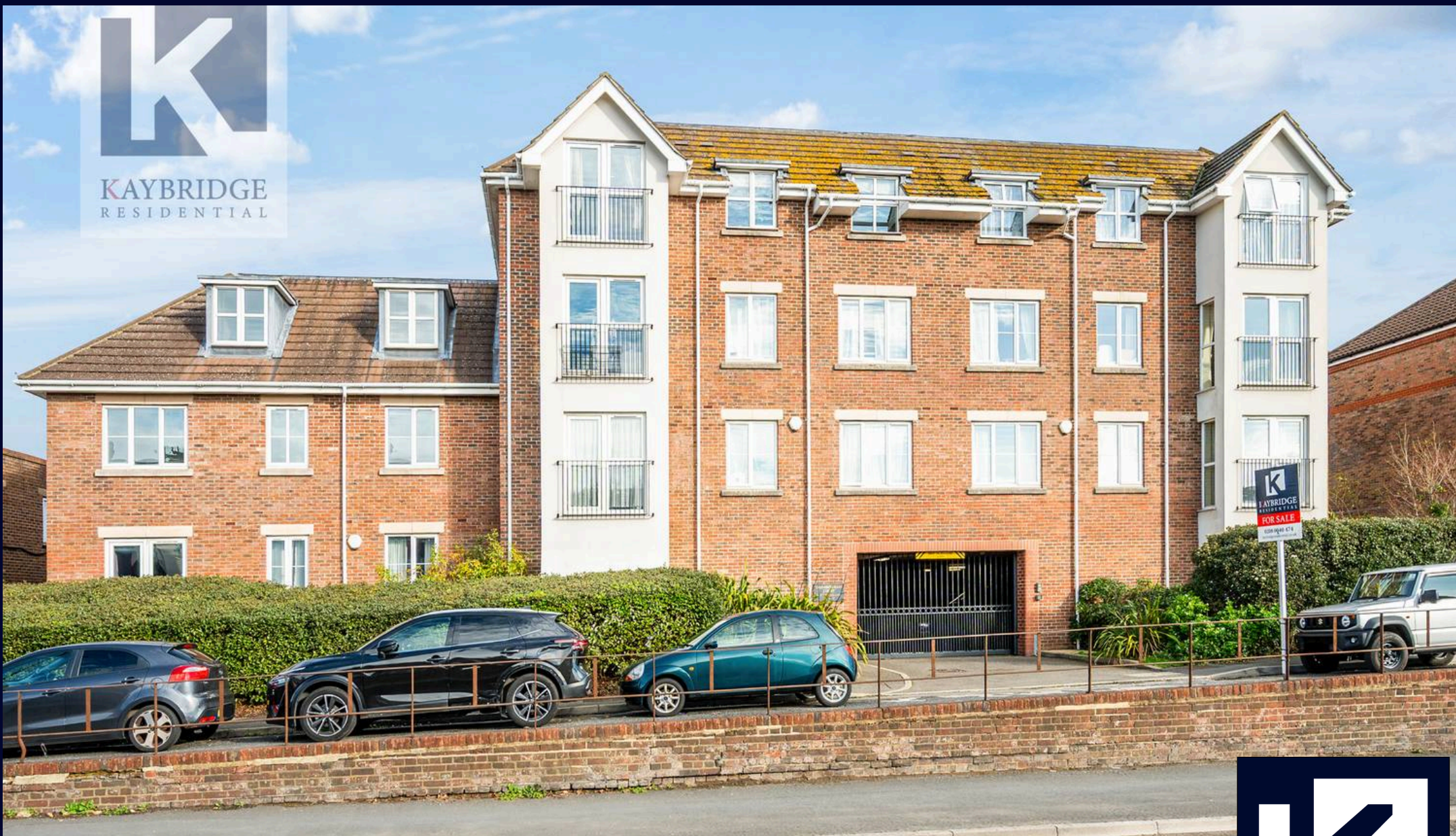


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