



Beaconsfield Place, Epsom

# Offers In Excess Of Freehold

- Popular residential road
- Two spacious bedrooms
- Victorian end of terrace house
- Stylish & well presented finish
- South/Westerly facing courtyard
- Two reception rooms
- Extended kitchen with vaulted ceiling
- Modern updated bathroom
- Residents parking on permit
- Walk to town & station



Set in a superb position within a popular residential road, this very well presented Victorian end of terraced home warrants immediate inspection to fully appreciate all it has to offer.

The property boasts two double bedrooms, living room with wood burner that opens to both the lounge and the dining room then links to a cleverly extended kitchen with vaulted ceiling that in turn backs on to a secluded South/Westerly facing rear courtyard. Set in a peaceful yet convenient location with easy access of the open green spaces of the Epsom Downs or nearby Epsom Common and excellent transport links, this fine home really offers the best of both worlds.

When you couple the wonderful position it enjoys with its private courtyard it really has to be considered as the perfect small town centre home. The property is also within the catchment of the well regarded local schools, the High Street is

within easy walking distance and Epsom mainline station boasts regular services to London Victoria, Waterloo and London Bridge.

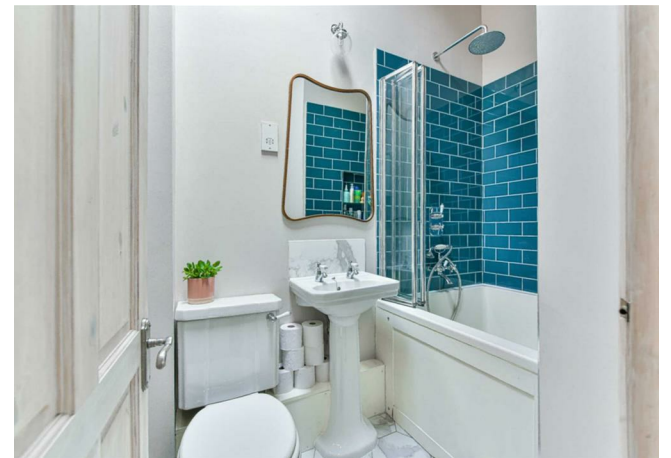
As soon as you step through the front door the amazing feel of the property is immediately apparent, with stylish decor and a huge amount of natural light throughout the entire house, this really is a must see property. The South/Westerly facing courtyard not only benefits from the most desirable and requested of aspects but it also has a side gate which leads to resident parking under permit.

Further noteworthy points to mention include updated bathroom, full double glazing, gas central heating, wood burning stove with central chimney breast and access to a useful loft storage space which has been converted in neighbouring homes to provide a full loft room.

The property is set within a popular residential road, and enjoys an excellent position. It is ideally located for easy access to the high street and railway station, both being just a short walk away. Within the closer surrounding area is the Rainbow leisure centre and gym, Sainsburys, several public houses and excellent road links to the A24, A3 and A217 as well as regular bus links.

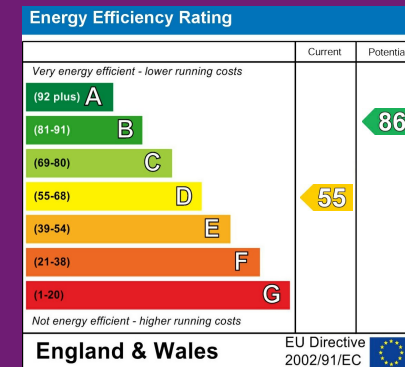
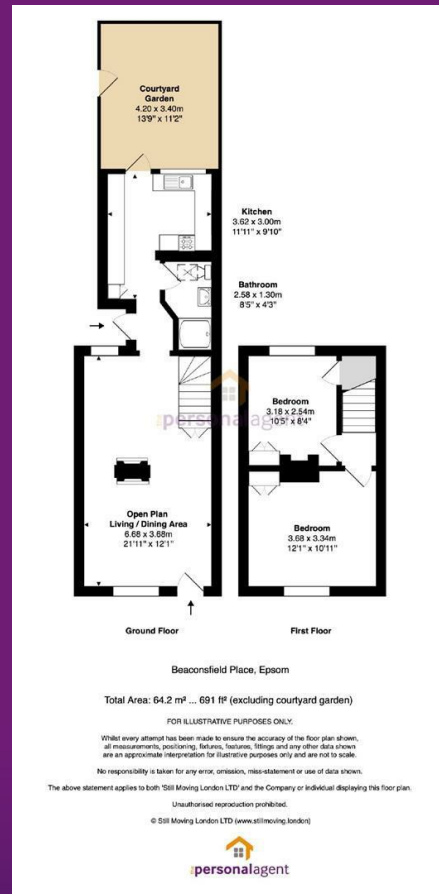
Due to the high level of interest that we expect in this property we are recommending immediate inspection to fully appreciate the position and accommodation. Call today to arrange your viewing and avoid disappointment.











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