

WARREN ROAD, BANSTEAD, SURREY, SM7

£650,000

FREEHOLD

Winkworth





WARREN ROAD

BANSTEAD, SURREY, SM7

A BRIGHT AND SPACIOUS TWO BEDROOM DETACHED BUNGALOW THAT IS BEAUTIFULLY PRESENTED THROUGHOUT.

Situated in the Nork area of Banstead and within easy reach of well-regarded schools, including Warren Mead Infants and Juniors, it is also conveniently located for local shops, amenities and Epsom Downs Station. Banstead High Street and Epsom Town Centre, are a short distance away.







WARREN ROAD
BANSTEAD, SURREY, SM7

Set well back from the road with a 70ft frontage, this well proportioned detached bungalow has been well maintained and is nicely presented throughout.

The welcoming hallway creates a great first impression, and leads to the double aspect living/dining room at the rear, with french doors opening into the garden. The adjacent modern kitchen has a range of eye and low level white gloss finished units, ample worktop space and a selection of integrated appliances.

The two double bedrooms are both a good size, and served by a well appointed shower room. Both bedrooms have built in wardrobe space, and the principal bedroom has its own WC with a hand basin.

The delightful rear garden wraps around the rear and side of the property with a small patio adjacent to the property, a lawned area framed by mature colourful shrub borders, and a second raised patio/seating area.

The larger than average front garden has a generous block paved driveway providing off street parking for several cars, and access to the garage. Other useful benefits include an electric car charging point located within the garage, and a very large loft space.

All in all a lovely property in a very convenient location, close to well regarded schools for all age groups. The area is surrounded by some of Surrey's finest open green belt countryside where fine walks and outdoor sporting pursuits can be enjoyed.

BANSTEAD OFFICE
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AT A GLANCE...

- Entrance Hall
- Living/Dining Room - 20'3" x 19'3" (6.17m x 5.87m)
- Kitchen - 10'8" x 9'11" (3.25m x 3.01m)

- Bedroom 1 - 14'7" x 11'10" (4.45m x 3.61m)
- Bedroom 2 - 13'0" x 12'0" (3.96m x 3.66m)
- Bathroom

- Garage - 17'0" x 8'6" (5.18m x 2.59m)
- Front Garden - 70' (21.34m) approximately
- Rear Garden - 50' (15.24m) approximately





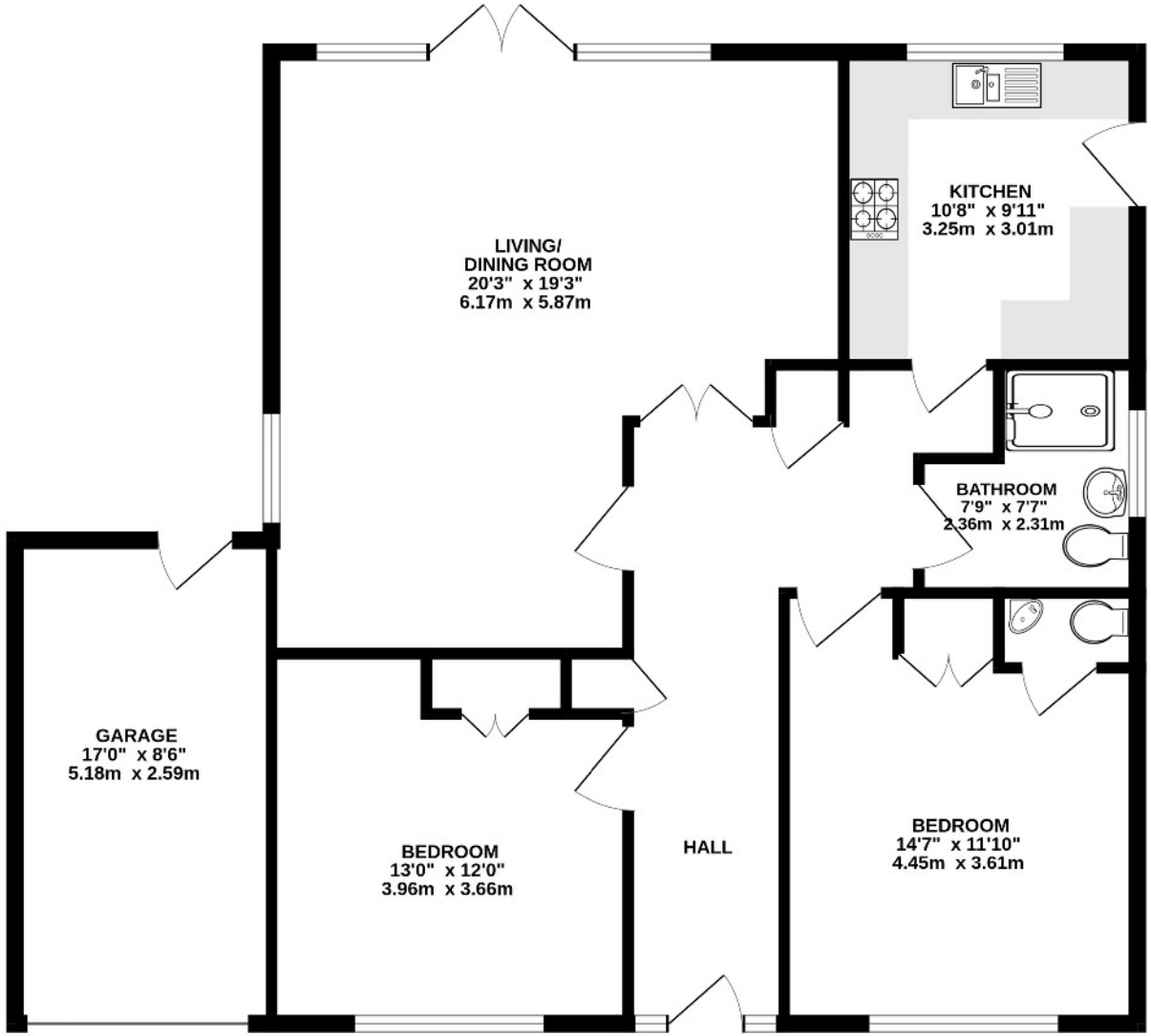


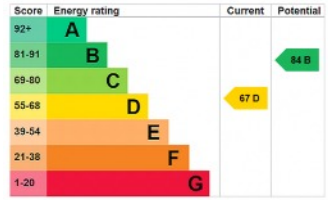












Warren Road, Banstead

INTERNAL FLOOR AREA (APPROX.) 1105 sq ft/ 102.6 sq m

Front Garden extends to 70 ft/ 21.34 sq m.
Rear Garden extends to 50 ft/ 15.24 sq m.

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Whilst every attempt has been made to ensure the accuracy of this floor plan, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement.
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