



Dale View, Epsom

The **PERSONAL** Agent

£520,000

Freehold

- 22' Sitting-dining room
- Spacious fitted kitchen
- Three good size bedrooms
- Fitted family bathroom
- Double glazing and gas central heating
- Park like grounds
- Good size garden
- Two parking spaces
- Close to Headley village
- No onward chain

A charming three bedroom semi-detached house nestled within a private semi-rural development with 22 acres of park like grounds in the heart of Headley. There is potential to extend subject to planning.

Modern fitted kitchen and bathroom, parking for two cars and good size garden.

The well appointed accommodation includes a 22' sitting room and good size fitted kitchen, the first floor has three good size bedrooms, all of



which have fitted cupboards and fitted family bathroom with separate WC..

The property has two car park spaces to the front. The good size rear garden has lawn area and good size patio as well as side access and backs on to woodland.

Headley village is a picturesque and sought after hamlet with a village shop, pub, cricket ground and is surrounded by acres of beautiful countryside.

Box Hill is on the doorstep and Epsom town centre is within a few miles drive with its excellent shopping and dining amenities and mainline station with direct link to London Waterloo.

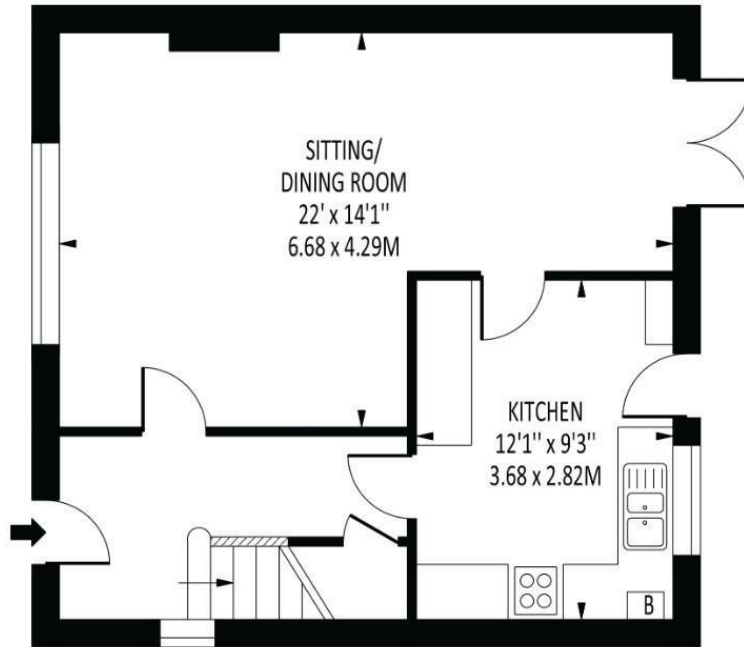
The nearby villages of Walton on the Hill and Tadworth offer further local shops, pubs, cafe's and restaurants.

There are well regarded schools both primary and secondary within easy reach.

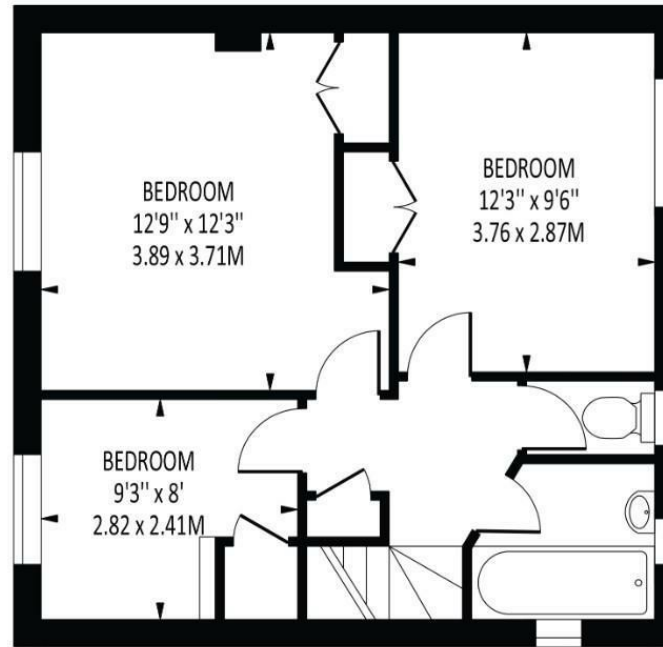
No onward chain.







GROUND FLOOR



FIRST FLOOR

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C			
(55-68) D		68	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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 Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.
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