



Chetwode Road, Tadworth

The **PERSONAL** Agent

£475,000

Freehold

- 933 sq ft property
- Mid terrace house
- Three bedrooms
- 13'6 x 12'3 Reception room
- 12'3 x 8'3 Dining room
- 19'9 x 10'3 Kitchen
- Refitted shower room
- Driveway for ample parking

The Personal Agent are delighted to offer for sale this 933 sq ft three bedroom mid terrace property situated in Tadworth.

The property benefits from two reception rooms and a driveway for ample parking.

On the ground floor, you are welcomed by the entrance hallway, leading to the first reception / lounge at the front of the house. This leads directly to the second reception room / dining room. Alongside there is the 19'9 x 10'3 kitchen, with eye and base level units and a door to the garden.



Upstairs there is a master bedroom with fitted wardrobes, another large second double bedroom, as well as a smaller third bedroom. The home is completed by the bathroom with separate w/c, airing cupboard, and storage space in the loft.

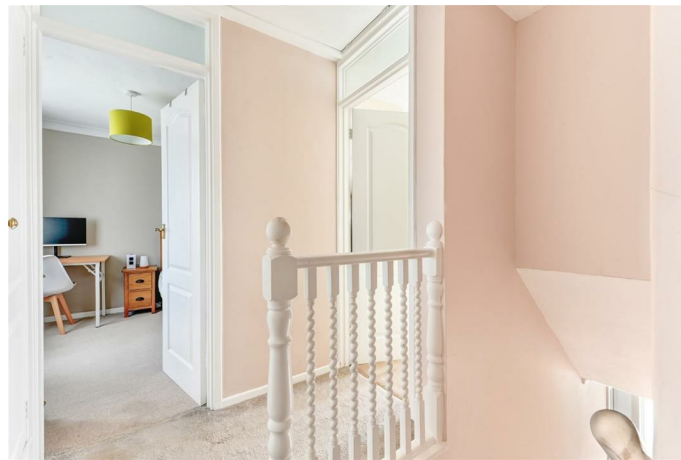
Outside there is a patio area with the rest laid to lawn and garden shed.

The property is set in a peaceful position well back from the road in a popular location. Well placed for local schools, access to the A217 and within walking distance of the shops, restaurants and

train station at Tattenham Corner.

Tadworth Leisure Centre is just a few minutes walk away and offers an indoor pool, gym, regular classes and creche. The wide open spaces of Epsom Downs are also nearby and perfect for walking the dog, cycling or letting the kids burn off some steam.

Tenure - Freehold
Council tax band - D

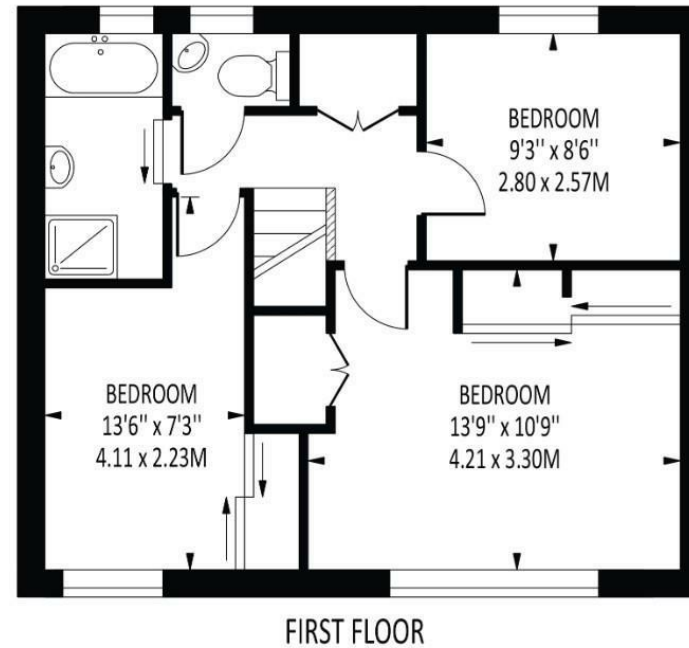
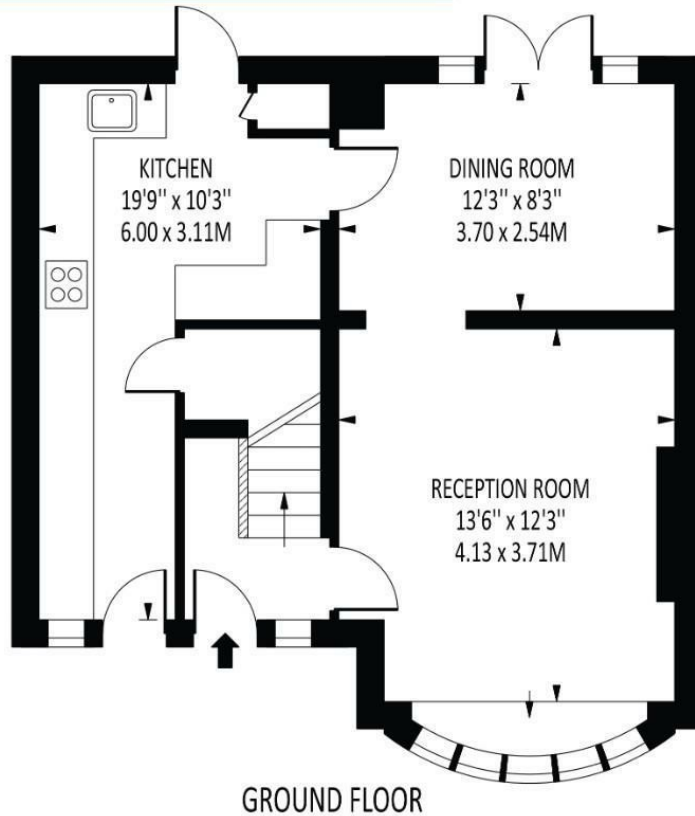




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Total Area: 933 SQ FT • 86.70 SQ M



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Disclaimer: For Illustration Purposes only
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer of contract.
Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.
Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

EPSOM OFFICE
2 West Street
Epsom, Surrey, KT18 7RG
01372 745 850

STONELEIGH/EWELL OFFICE
62 Stoneleigh Broadway
Stoneleigh, Surrey, KT17 2HS
020 8393 9411

BANSTEAD OFFICE
141 High Street
Banstead, Surrey, SM7 2NS
01737 333 699

TADWORTH OFFICE
Station Approach Road
Tadworth, Surrey, KT20 5AG
01737 814 900

LETTINGS & MANAGEMENT
157 High Street
Epsom, Surrey KT19 8EW
01372 726 666

The
PERSONAL
Agent

The Personal Agent Ltd. Registered office: 2A Boston Rd, Henley-on-Thames RG9 1DY.
Registered in England No. 4398817.



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