



Thorndon Gardens, Stoneleigh

The **PERSONAL** Agent

£850,000

Freehold

- Detached House
- Four Bedrooms
- Two Reception Rooms
- Kitchen / Dining Room
- Ensuite Bathroom
- Large 'L' Shaped Garden
- Development Potential
- No Chain



An opportunity to purchase not only a rare 1930s detached house in Stoneleigh, but one of the largest types originally built with huge reception rooms, high ceilings and similar bedrooms above. This property also has original features throughout.

There are two impressive reception rooms, with the rear being open plan to a kitchen extension. Another extension is to the side, on the ground floor, which houses a double bedroom and ensuite bathroom.

Upstairs are three generously proportioned bedrooms and the family bathroom.

The property offers huge potential for further development. Subject to planning, this could mean

extension into the large loft space, a double storey extension to the side of the property or a single storey extension to the rear. Although, most tantalisingly this could also mean a separate building towards the end of the vast plot; nearly half of the neighbouring garden became part of this property some years ago, which has created an 'L' shaped garden with maximum measurements of over 101ft x 68ft. The future development potential for a separate building is clear; a new owner may wish to consult with the town planning department to see what can be built (and even sold) on the plot of the existing property.

Agent's notes: The entire left hand fence has recently been replaced, and a new combination boiler was installed in October '21.

Early viewing essential. Sole agents.

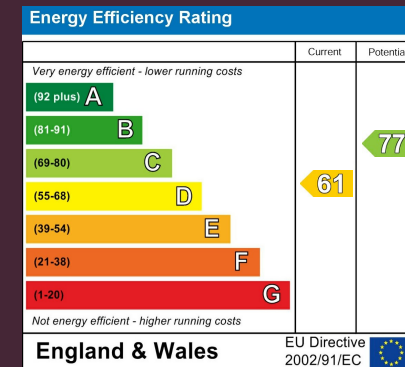
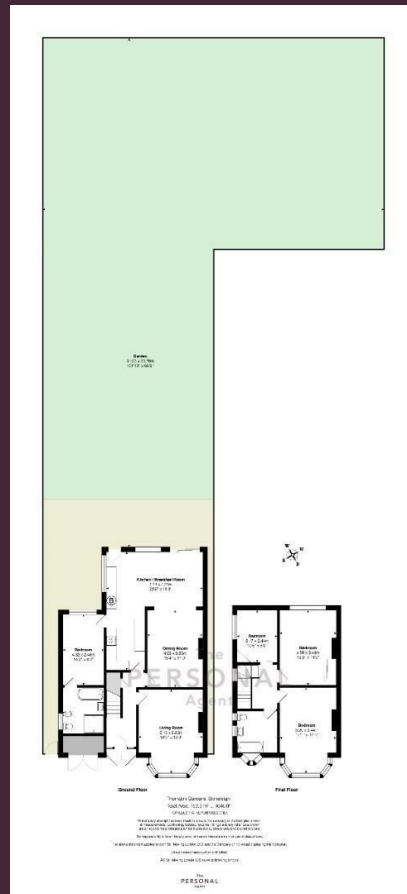
Stoneleigh is a highly sought after residential area with a bustling Broadway of shops and restaurants at its heart, as well as a mainline railway station with services to Waterloo every twenty minutes. There is a choice of infant and junior schools within the immediate vicinity and the Historic Nonsuch Park runs alongside the South East side.

Both the M25 and A3 are easily accessible giving a straight forward route to London and both Heathrow and Gatwick international airports.

Tenure - Freehold
Council tax band - F







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