Sandringham Road, Worcester Park

The PERSONAL Agent

Guide Price £530,000

Freehold

- Charming 1930's End of Terrace Family home
- Close To High Street and Cuddington Park
- Traditional Entrance Hallway
- Two Receptions Rooms
- Kitchen
- Three Bedrooms
- Family Bathroom
- Pretty and Secluded Rear Garden
- Driveway and No Onward Chain
- Potential for Extension (Subject to Planning Permission)

Situated in a highly sought after location in Worcester Park, this attractive three bedroom 1930s end of terrace house offers an exciting opportunity to acquire a well positioned family home with excellent potential.

Ideally located close to Cuddington Park, Worcester Park High Street, and the mainline station, the property combines convenient access to local amenities with a peaceful residential setting.
The home benefits from a private driveway and a beautifully established, secluded rear garden, providing a level and tranquil outdoor space ideal for both relaxing and entertaining.

While the property would now benefit from modernisation, it has been well cared for over the years and retains much of its original 1930s charm. It presents a fantastic opportunity for buyers to create a home tailored to their own vision, with significant scope to extend to the rear and into the loft (Subject To Planning Permissions).

The accommodation is entered via a traditional entrance hall with stairs rising to the first floor and doors leading to two well proportioned reception rooms. To the front is a living room, while the rear reception serves as family/dining room, enjoying views over and direct access to the attractive rear garden.

The adjoining kitchen offers excellent potential, either to be opened up to create a modern, open plan kitchen/living space, or, if a rear extension is undertaken, to be converted into a separate utility or shower room.

Upstairs, the property offers three bedrooms, including two generous double bedrooms mirroring the proportions of the reception rooms below, and a third single bedroom, ideal as a child's room or home office. The family bathroom is also located on this floor, while the loft presents further potential to create a principal bedroom with en suite facilities.

The rear garden is a particular highlight, well stocked with mature plants, trees, and shrubs, providing a private and peaceful setting for the whole family to enjoy. Offered to the market with no onward chain, this is a superb opportunity for buyers looking to secure a home with character, potential, and a prime location.

This desirable area is extremely popular due to its excellent location close to good local schools, parks and high street with a wide choice of cafes, restaurants and pubs and station with regular fast trains to London Waterloo (25min).

The property is within walking distance of both Worcester Park station which is roughly a 12 minutes walk (0.6 of a mile) and Stoneleigh mainline rail station which is 20 minutes walk with regular services to London. Both the M25 and A3 are easily accessible, giving a straight forward route to London and both Heathrow and Gatwick international airports.

There are also local bus routes nearby giving convenient access to Kingston and Sutton Shopping centres and Morden underground, making this property ideal for commuters.

Tenure: Freehold
Council Tax Band: D

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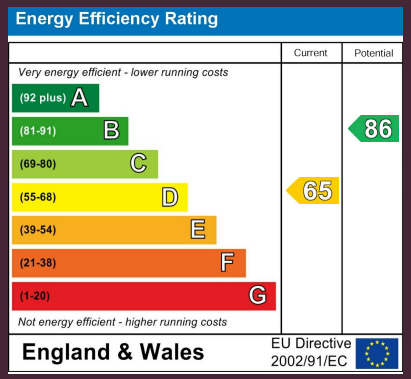
Total Area: 866 SQ FT • 80.50 SQ M



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