



Park Road
Banstead, SM7 3EF

Guide price £1,750,000



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GUIDE PRICE £1,750,000 - £1,850,000 Every now and again a house comes to market that is truly exceptional, with this stunning 5 bedroom detached home being one such property. It really is house that has been fastidiously extended and updated without compromise, and if you love to entertain, there is no other property quite like it on the market or likely to be in the near future. Location-wise it couldn't get any better. Set within a highly coveted location close to Banstead High Street, you have excellent schooling, transport links and amenities on your doorstep. You'll be spoilt for choice for dining out and going for walks in green open spaces, enhancing your well-being. Inside the house, the main reception is a fabulous space for you to entertain in, being perfect for friend & family gatherings, with views and access to the garden. The real heart of the home is the incredible living room & adjacent kitchen, with a true abundance of workspace to really cook up a storm - you'll be the envy of all of your friends and family! Breakfast ready, you'll enjoy sitting down with your loved ones on the kitchen island, looking forward to the day ahead. For more formal dinner parties, the dining space is a wonderful place to entertain in, drink in hand, spilling out onto the terrace via the large conservatory after your lovely evening meal. Upstairs, the bedrooms will impress and will be a pleasure to relax in, we think that you'll be having a few more early nights as you will be so eager to nestle down in what are incredibly stylish surroundings. These rooms are served by a beautiful family bathroom, whilst the principle bedroom boasts a en-suite and dressing area. Lastly, the house benefits from a spacious bedroom/office, utility room and shower room on the ground floor. Outside, a wonderful, secluded, landscaped rear garden with outdoor kitchen will be great for every age range, with a huge driveway to the front providing ample off street parking.

GROUND FLOOR

Hallway

Reception Room

32'6 x 18'8 (9.91m x 5.69m)

Living Room

23'7 x 16'1 (7.19m x 4.90m)





Kitchen
21'2 x 19'8 (6.45m x 5.99m)

Utility Room
9'11 x 5'9 (3.02m x 1.75m)

Dining Room
14' x 13'11 (4.27m x 4.24m)

Conservatory
13'1 x 12' (3.99m x 3.66m)

Bedroom
17'5 x 11'2 (5.31m x 3.40m)

Shower Room
5'11 x 5'9 (1.80m x 1.75m)

FIRST FLOOR

Master Bedroom
19' x 14'1 (5.79m x 4.29m)

Dressing Room
8'8 x 8'4 maximum (2.64m x 2.54m maximum)

En-Suite
8'4 x 5'10 (2.54m x 1.78m)

Bedroom
20'8 x 13'10 (6.30m x 4.22m)

Bedroom
10'8 x 10'2 (3.25m x 3.10m)

Bedroom
10'8 x 10' (3.25m x 3.05m)

Family Bathroom
9'2 x 8'4 (2.79m x 2.54m)

OUTSIDE

Front Driveway

Rear Garden

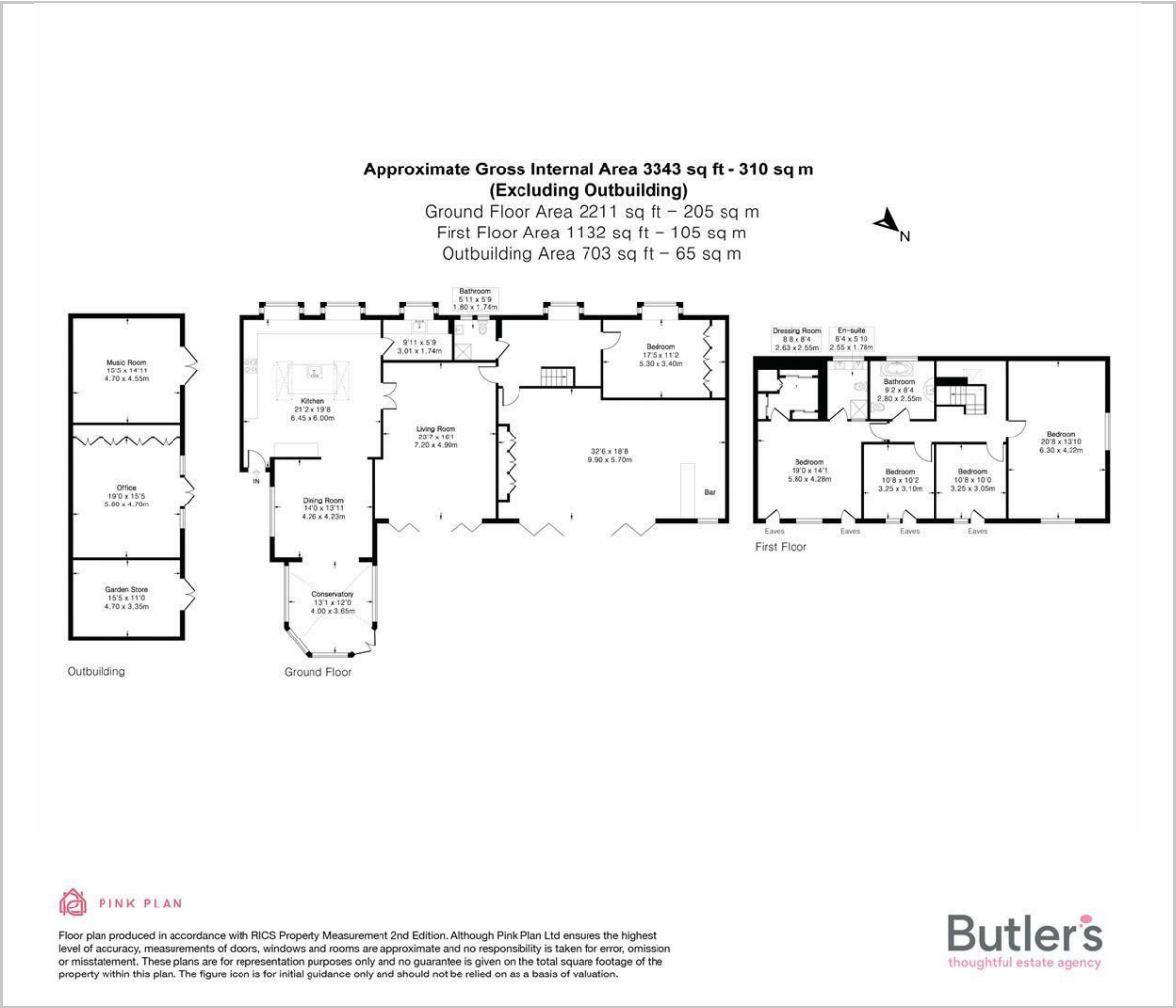
OUTBUILDING

Office Area
19' x 15'5 (5.79m x 4.70m)

Garden Store
15'5 x 11 (4.70m x 3.38m)

Music Room
15'5 x 14'11 (4.70m x 4.55m)

Floor Plan



Viewing

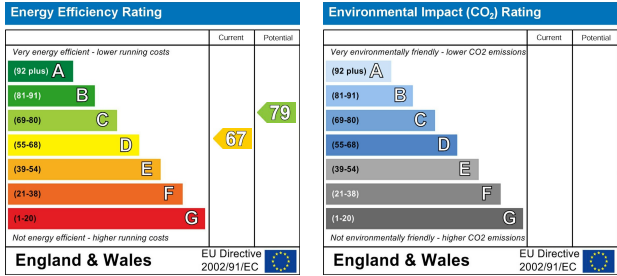
Please contact our Butler's Sales Office on 020 39 170 160 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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