Cheviot Close, Banstead,

£325,000 - Leasehold

2 1 1

WILLIAMS HARLOW

HOWDY HOWDY
Cowgirl Club

Yale

Welcome to this charming two-bedroom upper maisonette located on Cheviot Close in the desirable area of Banstead. Spanning an impressive 647 square feet, this well-presented property offers a comfortable and inviting living space, perfect for individuals or small families.

As you enter, you will find a spacious reception room that serves as the heart of the home, providing a warm and welcoming atmosphere for relaxation and entertaining. The two bedrooms are thoughtfully designed, ensuring a peaceful retreat at the end of the day. The maisonette also features a well-appointed bathroom, catering to all your needs.

One of the standout features of this property is the delightful non-enclosed rear garden, which is conveniently located to the side. This outdoor space is ideal for enjoying the fresh air, gardening, or simply unwinding after a busy day.

Situated just moments away from Banstead Village High Street, you will have easy access to a variety of shops, cafes, and amenities. Additionally, Lady Neville Park is moments away and provides a lovely green space for leisurely stroll or picnics. Families will appreciate the proximity to good local schools, making this location particularly appealing for those with children. Public transport links are also within easy reach, ensuring that commuting to nearby areas is both convenient and straightforward.

In summary, this upper maisonette on Cheviot Close presents an excellent opportunity for those seeking a well-located and well-maintained home in Banstead. With its charming features and proximity to local amenities, it is sure to attract interest from a variety of buyers. Don't miss the chance to make this delightful property your own.

A two bedroom first floor maisonette situated in a Cul-de-Sac just off Banstead Village High Street. The property has double glazing, gas central heating and a private garden to the side. Available unfurnished, immediately.

THE PROPERTY

This charming two bedroom maisonette offers a move in ready home in one of Banstead's most desirable settings. This property benefits from a modern kitchen, a large bright spacious living room, a good sized main bedroom alongside two other rooms of which are currently used as bedrooms, a well presented bathroom and garden to side.

OUTSIDE AREA

A private driveway fit for two vehicles alongside private garden to side.

LOCAL AREA

Banstead Village is a few moments walk away and offers a thriving High Street with plentiful independent shops, coffee shops, restaurants and supermarkets as well as public transport. The excellent local schools, parks and open countryside are also very nearby, which adds to its charm. The area is relaxed and a lovely neighbourhood which allows you to take evening walks without a second thought and a community where you feel fully invested.

LOCAL SCHOOLS

Banstead Preparatory School – Aged 2-11
St Annes Catholic Primary School – Ages 4-11
Banstead Infant School – Ages 4-7
Banstead Community Junior School – Ages 7-11
The Beacon School Secondary School – Ages 11-16
Aberdour School – Ages 2-11

LOCAL BUSES

S1 Banstead to Lavender Field (Mitcham) via Sutton
166 Banstead to Epsom Hospital via Epsom Downs, Banstead, Woodmansterne, Coulsdon, Purley, West Croydon Bus Station
420 Sutton to Crawley via Banstead, Tattenham Corner, Tadworth, Kingswood, Lower Kingswood, Reigate, Redhill, Earlswood, Salfords, Horley, Gatwick Airport (South)
420 Sutton to Redhill, via Banstead, Tadworth, Lower Kingswood, Reigate

LOCAL TRAINS

Banstead Train Station – London Victoria 1 hour
Sutton – London Victoria 33 minutes
Sutton to London Bridge 39 minutes
Tattenham Corner Station – London Bridge, 1 hour 9 min

LEASE

125 years from 2016.

MAINTENANCE CHARGES

Maintenance charges - to be confirmed.

GROUND RENT

Approximately £100 per annum

COUNCIL TAX

Reigate & Banstead BAND C £2,271.88 2026/27

WHY WILLIAMS HARLOW

From our prominent Banstead Village office open seven days we offer specific and professional expertise within this area. Taking your sale and search seriously, our aim is to provide the very best service with honesty and integrity. Our staff are highly trained and experts in their fields.

AGENTS NOTE

The property is a two bedroom maisonette but is currently configured as a three bedroom by the current owner.

AI ENHANCEMENT & VIRTUAL STAGEING

Some "Virtually Staged" or "AI-Enhancements" are shown within this listing please contact us for further details if anything is unclear

Whilst we endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

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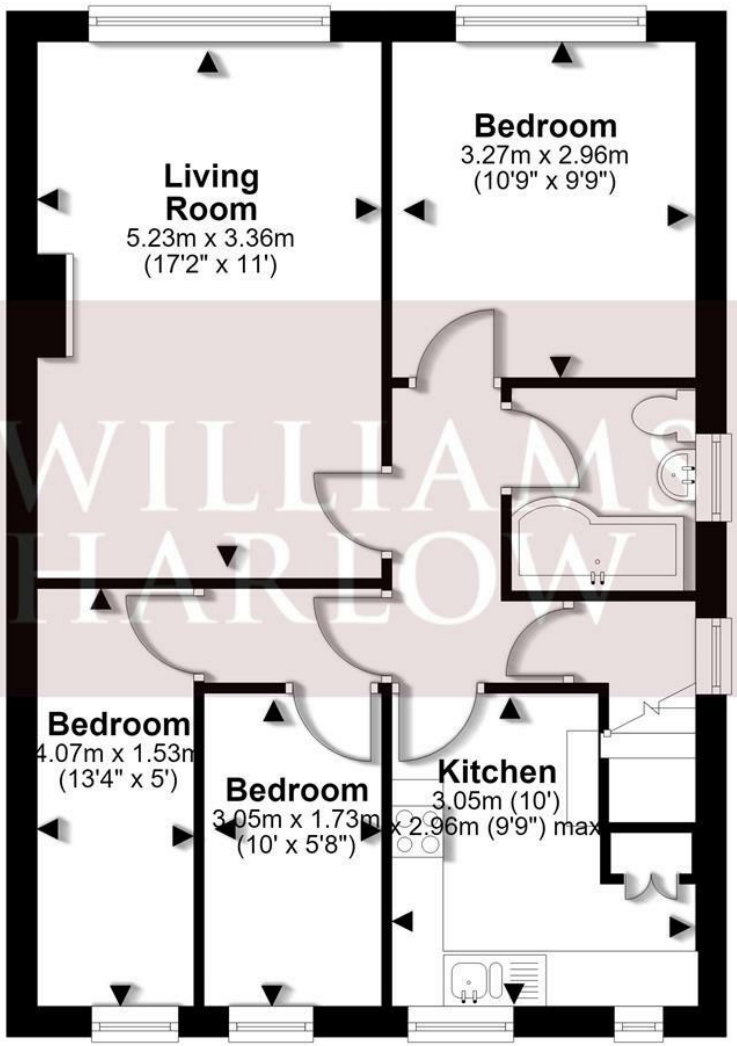
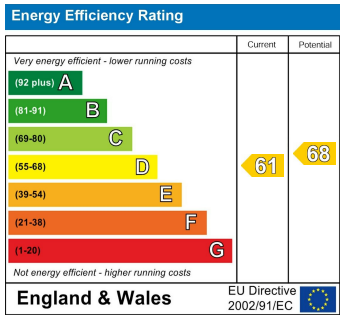
Top Floor

Approx. 60.3 sq. metres (649.1 sq. feet)



Total area: approx. 60.3 sq. metres (649.1 sq. feet)



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