

Upper Pines, Banstead, Surrey

£600,000 - Freehold

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WILLIAMS HARLOW










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This charming detached bungalow located in a quiet position, offers a delightful blend of comfort and convenience. With three well-proportioned bedrooms, this property is perfect for those seeking a peaceful retreat. The spacious reception room provides a warm and inviting space for relaxation and entertaining.

One of the standout features of this bungalow is its mature and secluded rear garden, which offers a private oasis for outdoor enjoyment. Whether you wish to cultivate your green thumb or simply unwind in a serene setting, this garden is sure to impress. Additionally, the property boasts a tandem garage, providing ample storage and parking for up to three vehicles, ensuring that you will never be short of space.

The location is particularly advantageous, as it is within walking distance of local shops, miles of open countryside, bus stops, and the rail services from nearby Chipstead, making commuting and daily errands a breeze. This bungalow is not just a home; it is a lifestyle choice, offering both tranquillity and accessibility in one of Banstead's most sought-after areas.

This property presents an excellent opportunity for those looking to settle in a peaceful yet well-connected neighbourhood. Do not miss the chance to make this delightful bungalow your new home. and is ready to view now.

THE PROPERTY

Quite simply an opportunity not to be missed. A bungalow which has been much admired by passing neighbours for many years, well designed, providing seamless accommodation over one single floor. The points to note are the large conservatory to the rear and feature kitchen/breakfast room. The property dates from the 1930s and has an attractive double frontage with a central front door which leads to a generous entrance hallway. Either side of which there are two good sized double bedrooms and a further single bedroom located to the side. The double aspect kitchen has been subject to an extension, well fitted with a modern range of kitchen units, breakfast bar and mainly all integral appliances. There is a cosy sitting room to the rear with double opening doors to a conservatory overlooking the rear garden.

OUTSIDE AREA

The plot certainly doesn't disappoint and has a good wide frontage with parking for up to three vehicles, an area of lawn to the side and you will find a double length garage where there is a rear connecting door to the landscaped rear garden which affords a high degree of privacy. There is a rear patio and decked area, ideal for entertainment with a balustrade on the decked section and there are two small ornamental garden ponds with a bridge feature. There are areas of lawn, flower/shrub borders and mature trees and towards the end of the garden there is a summer house. The garden extends to approximately 72ft.

LOCAL AREA

Upper Pines is ideally situated for the local amenities of Woodmansterne Village whilst the vibrant Banstead Village High Street is just a short drive away offering a variety of independent shops, cafes, restaurants and supermarkets. For the commuter, Chipstead train station provides regular services into London Victoria or London Bridge. Families are also well catered for with several high regarded schools within the immediate catchment area. Those who enjoy the outdoors will appreciate the proximity to Banstead Woods and the surrounding countryside, perfect for weekend walks and cycling. It is a peaceful neighbourhood which will allow you to take evening walks without a second thought and a community where you feel fully invested.

FROM THE SELLER

We purchased the property in 1997 and it has been a wonderful home full of happy memories with our friends and family. It is now time to seek a new chapter with a move to the west country to be nearer the family.

LOCAL SCHOOLS

Woodmansterne Primary School – Ages 4-11
Chipstead Valley Primary School – Ages 2-11
The Beacon School Secondary School – Ages 11-16
Woodcote High School - Ages 11-18

LOCAL TRAINS

Chipstead or Woodmansterne – London Bridge – Approx. 42 minutes
Coulsdon South to London Victoria – 30 minutes
Coulsdon South to Horsham – 45 minutes

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
405 Coulsdon South to West Croydon

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.

COUNCIL TAX

Reigate & Banstead BAND F £3,691.80 2026/27

AI ENHANCEMENT

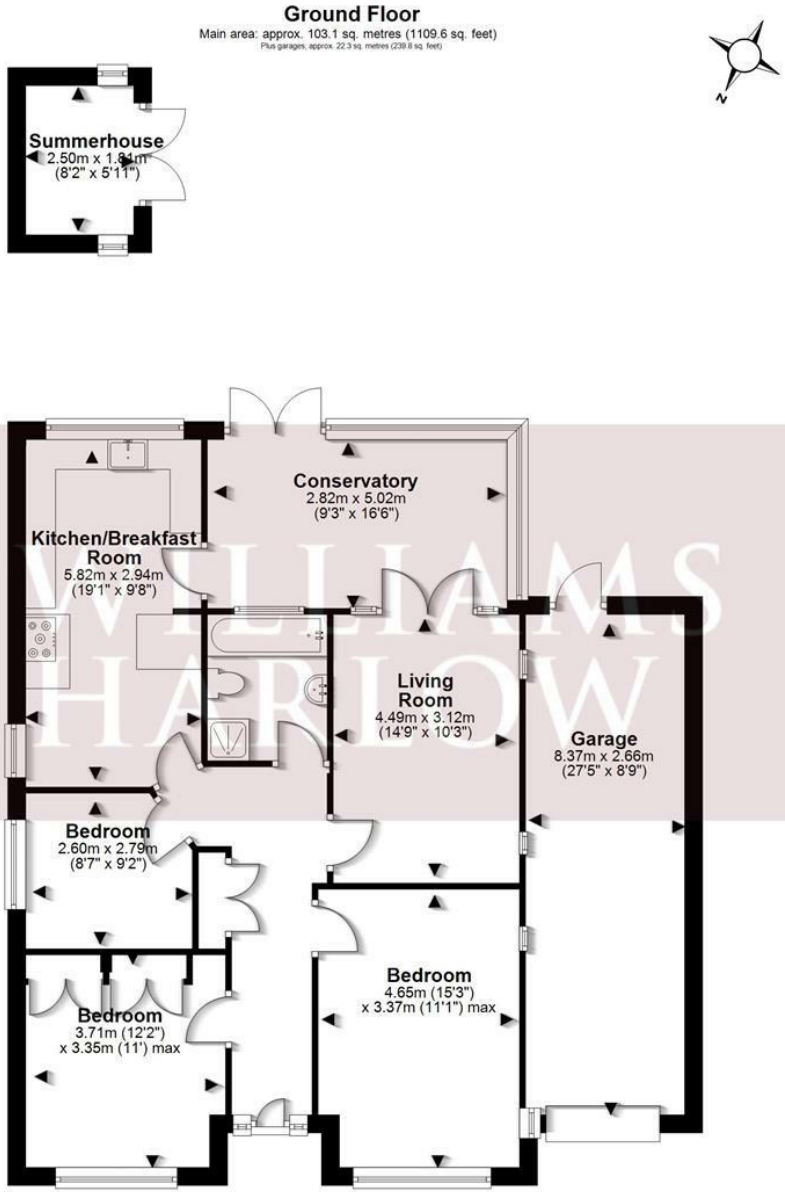
Some "Virtually Staged" or "AI-Enhancements" are shown within this listing please contact us for further details if anything is unclear



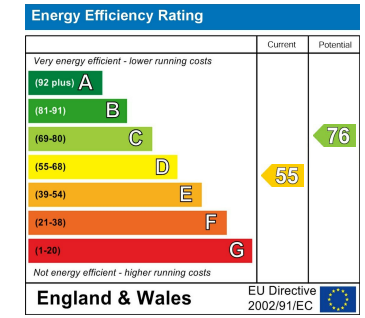
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Main area: Approx. 103.1 sq. metres (1109.6 sq. feet)
Plus garages, approx. 22.3 sq. metres (239.8 sq. feet)



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