



CHIPSTEAD WAY, BANSTEAD, SURREY, SM7

£575,000

FREEHOLD

Winkworth





CHIPSTEAD WAY

BANSTEAD, SURREY, SM7

AN EXTENDED SEMI-DETACHED HOUSE WITH THREE DOUBLE BEDROOMS ,IN A POPULAR RESIDENTIAL ROAD

This well presented and extended three bedroom house is conveniently located within easy reach of Woodmansterne Village. Well-regarded schools, local shops and amenities, as well as good transport links are close by.

Banstead High Street offers a more comprehensive selection of restaurants and shops, including Waitrose Supermarket and Marks & Spencer Simply Food.



CHIPSTEAD WAY
BANSTEAD, SURREY, SM7

This well presented three double bedroom semi-detached house has been thoughtfully extended into the loft and offers bright and spacious accommodation, arranged over three floors.

The ground floor living space comprises entrance hallway, modern open plan kitchen/dining room with a selection of integrated appliances, and ample worktop space including a breakfast bar/island, space for a separate dining table, and french doors opening into the garden, as well as a front living room with an attractive feature fireplace and bay window.

The first floor provides two double bedrooms, and a family bathroom. The principal bedroom is located on the top floor, and has its own ensuite bathroom which includes a roll top bath and separate walk-in shower. There is also a small study area ideal for working from home.

Outside the private driveway allows for off street parking to the front, and side access to the garden. The attractive rear garden benefits from a small patio adjacent to the house, lawned areas, a second raised seating area ideal for entertaining, and a large summer house.

The property also benefits from rear vehicle access via 'The Readens'. The house still offers scope to extend the ground floor subject to the usual consents. The current owners do have proposed plans/drawings that can be shared on request.



BANSTEAD OFFICE

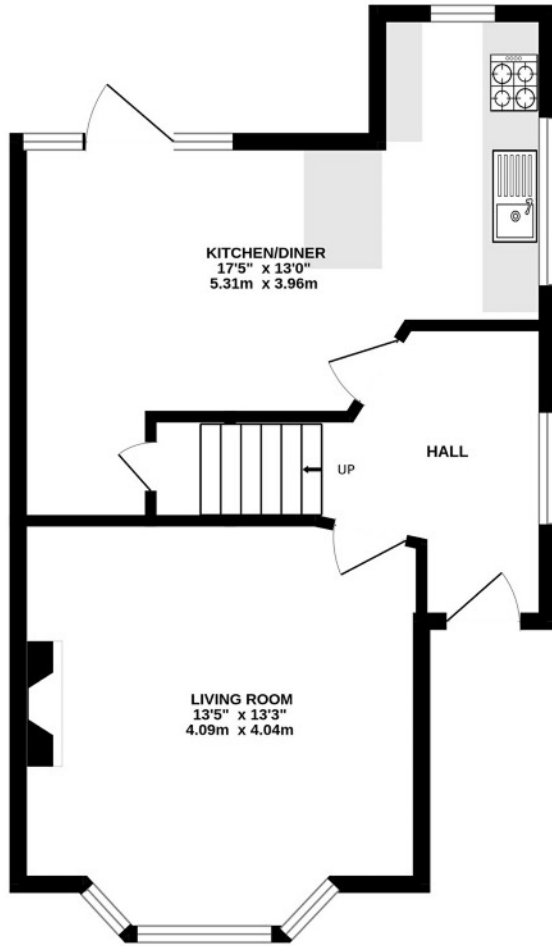
01737 362 362 | banstead@winkworth.co.uk

AT A GLANCE...

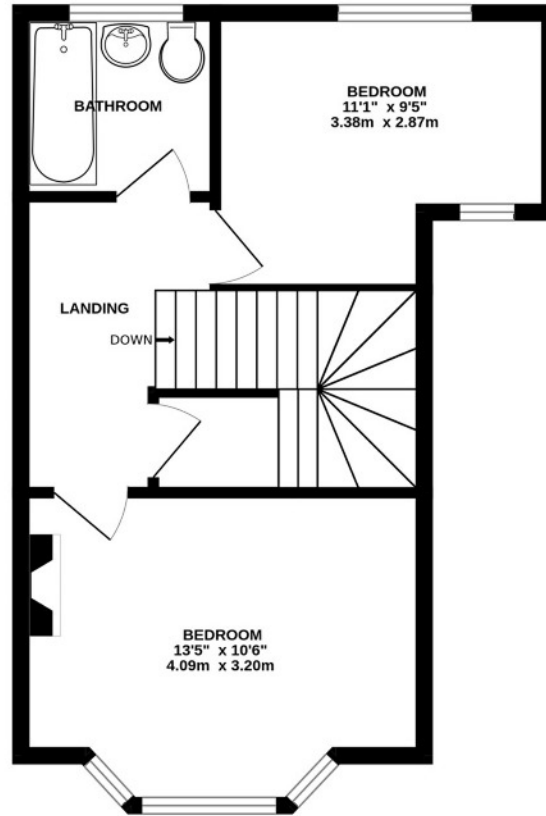
- Entrance Hall
- Downstairs WC
- Living Room - 13'5" x 13'3" (4.09m x 4.04m)
- Kitchen/Dining Room - 17'5" x 13'0" (5.31m x 3.96m)
- Bedroom 1 - 12'2" x 9'5" (3.70m x 2.86m)
- Ensuite Bathroom - 11'9" x 6'7" (3.58m x 2.01m)
- Study Area - 13'7" x 6'0" (4.14m x 1.83m)
- Bedroom 2 - 13'5" x 10'6" (4.09m x 3.20m)
- Bedroom 3 - 11'1" x 9'5" (3.38m x 2.86m)
- Family Bathroom
- Garden - 56' (17.07m) approx



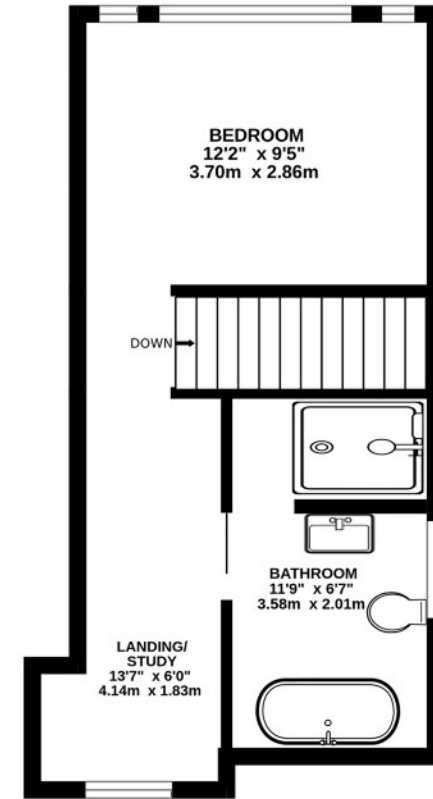




GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Chipstead Way, Banstead

INTERNAL FLOOR AREA (APPROX.) 1160 sq ft/ 107.7 sq m

Garden extends to 56' (17.0m) approx.

Whilst every attempt has been made to ensure the accuracy of this floor plan, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Made with Metropix © 2024.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		82
(55-68)	D	61	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Under the Consumer Protection Regulations 2008, these Particulars are a guide and act as information only. All details are given in good faith and are believed to be correct at time of printing. Winkworth give no representation as to their accuracy and potential purchasers or tenants must satisfy themselves by inspection or otherwise as to their correctness. No employee of Winkworth has authority to make or give any representation or warranty in relation to this property.

Banstead office

100 High Street, Banstead, SM7 2NN
01737 362 362 | banstead@winkworth.co.uk

winkworth.co.uk/banstead

Winkworth

See things differently.