



HUNTERS[®]
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HERE TO GET *you* THERE

Sandhills, Wallington

Guide Price £775,000 - £800,000



This stunning detached bungalow simply must be viewed! With three spacious double bedrooms, this property is ideal for families or those seeking a peaceful retreat. One of the standout features of this home is the beautifully designed kitchen, equipped with high-end appliances that will delight any culinary enthusiast. The two gorgeous bathrooms are tastefully appointed, ensuring convenience and luxury for all residents.

The exterior of the property is equally impressive, boasting a magnificent 135-foot rear garden. This expansive outdoor space is perfect for gardening enthusiasts or those who simply wish to enjoy the fresh air. The garden also includes a hot tub and a charming summerhouse, which benefits from electric heating and a log burner, creating an ideal setting for leisure and relaxation.

For those with vehicles, the property offers ample parking for several cars, along with an electric charging point, catering to modern needs. This bungalow is not just a home; it is a lifestyle choice, combining elegance, comfort, and practicality. Do not miss the opportunity to make this exceptional property your own.

92 High Street, Carshalton, Surrey, SM5 3AE | 020 8669 1231
carshalton@hunters.com | www.hunters.com



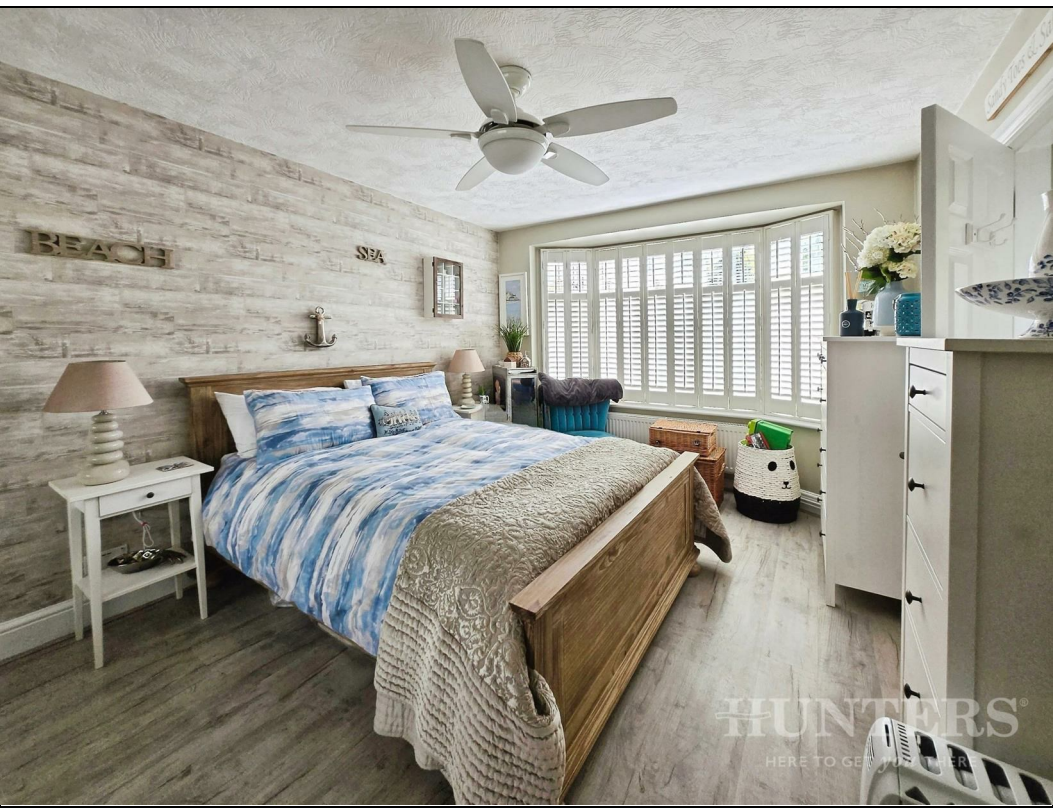
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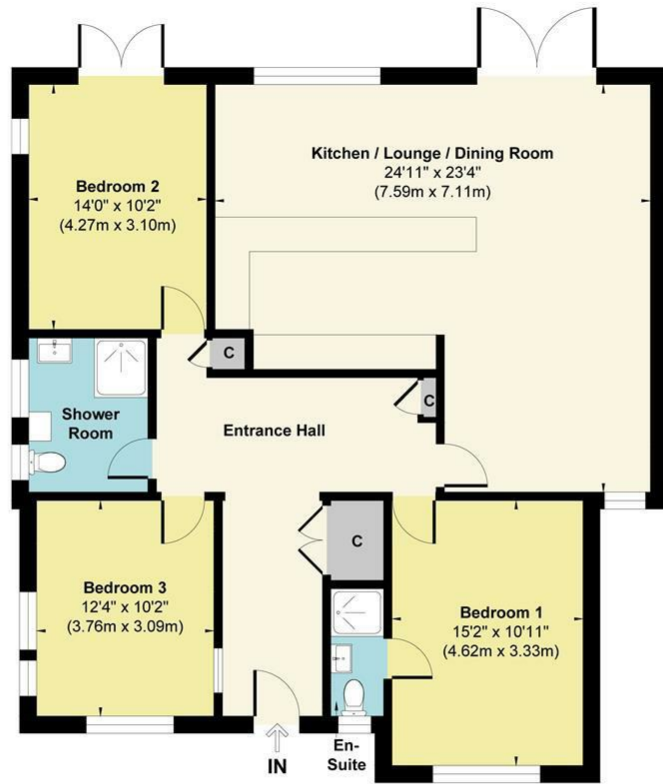


KEY FEATURES

- GUIDE PRICE £775,000 - £800,000
- EXCLUSIVE TO HUNTERS
- THREE DOUBLE BEDROOMS
- TWO BATHROOMS
- STUNNING OPEN PLAN KITCHEN/LIVING ROOM
- BEAUTIFUL 135' REAR GARDEN
- PARKING FOR SEVERAL CARS
- MANY EXTRAS INCLUDED IN THE SALE PRICE



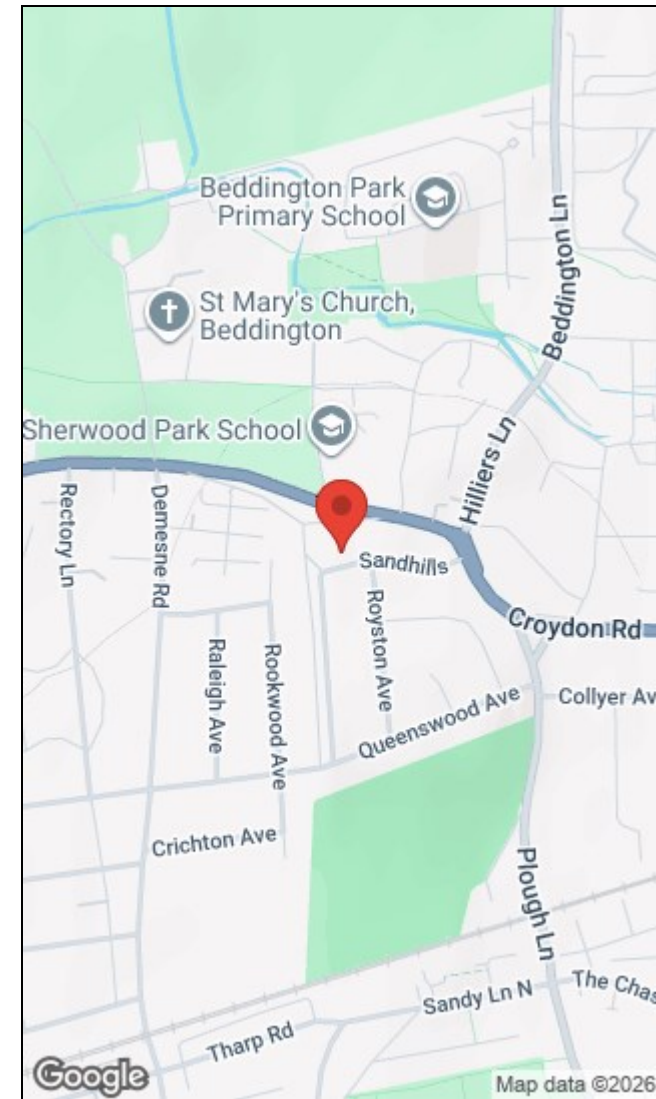




Approximate Floor Area
1261 sq.ft
(117.15 sq.m)

Approx. Gross Internal Floor Area 1261 sq. ft / 117.15 sq. m

This Plan is for Guidance only. Not drawn to scale unless stated. Window and door openings are approximate. The services, system and appliances shown have not been tested and no guarantee as to their operability and efficiency can be given, whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Potential		Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
Current: 74	Potential: 79	Current: 74	Potential: 79
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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