



5 Clare Crescent, Leatherhead, Surrey, KT22 7RF

Asking Price £539,950



- THREE BEDROOMS (1345 SQ FT)
- REFURBISHED BY CURRENT VENDORS
- GAS CENTRAL HEATING
- TWO BATHROOMS
- DOUBLE GLAZING
- PARKING FOR TWO CARS
- OPEN PLAN KITCHEN/DINING ROOM
- LAWNED GARDEN
- NEW ROOF TILES
- LARGE LIVING ROOM

Description

This three-bedroom semi-detached chalet-style bungalow is presented in immaculate condition, reflecting the care and attention to detail of the current owner.

Seven years ago, the property underwent a comprehensive refurbishment, including a ground floor extension that created a stunning open-plan kitchen dining room at the rear. The kitchen is equipped with integrated appliances. Additionally, there's a separate living area providing ample space.

On the ground floor, you'll find a bedroom and a conveniently located shower room. Upstairs, the property boasts two further bedrooms. The bathroom upstairs, along with a dormer extension, has been recently added, further enhancing the property's appeal and functionality.

Externally, the property features a generously sized garden and the tiles on the roof were only replaced 6 months ago.

Situation

The property is conveniently located about half a mile from Tesco and B & Q.

Leatherhead town centre includes a Waitrose Local, a choice of restaurants, cafes and Theatre and cinema, farmers market and the part covered Swan Shopping Centre which includes a Sainsbury, Boots and WH Smith.

There is a Leisure centre on the Leatherhead/Fetcham border and Nuffield Health and Gym with swimming pool in Leatherhead town centre.

Junction 9 of the M25 can be found just over a mile away and Gatwick and Heathrow International Airports are within easy reach. The mainline railway station is about 10 minutes walk away offers services to London Waterloo, Victoria and London Bridge as well as south to Guildford.

Tenure	Freehold
EPC	C
Council Tax Band	C

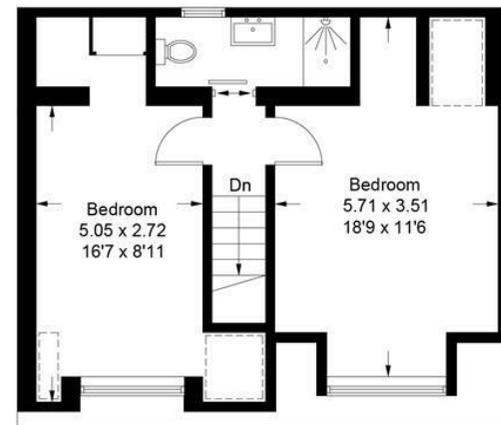


 = Reduced headroom below 1.5m / 5'0

Approximate Gross Internal Area = 125 sq m / 1345 sq ft



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. 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. (ID1066251)

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