



34 Oswald Close, Fetcham, Surrey, KT22 9UG

Price Guide £575,000



- SEMI-DETACHED HOUSE
- 2 BATHROOMS
- KITCHEN WITH BREAKFAST BAR
- DOUBLE GLAZING
- OPPORTUNITY TO EXTEND STPP
- 3 BEDROOMS
- TRIPLE ASPECT LIVING/DINING ROOM
- GAS RADIATOR CENTRAL HEATING
- 130FT GARDEN
- GARAGE

Description

This 3 bedroom semi-detached house provides lovely accommodation with an extensive garden and garage.

The bright interior has double glazing and gas radiator central heating. An entrance porch leads into the spacious living room which has double doors leading out into the garden and kitchen/breakfast room adjacent. On the first floor there are 3 bedrooms each with built-in wardrobes, a full bathroom and a modern shower room.

The 130ft garden has mature greenery and a storage shed. To the front there is off street parking and a garage.

Tenure	Freehold
EPC	D
Council Tax Band	E

Situation

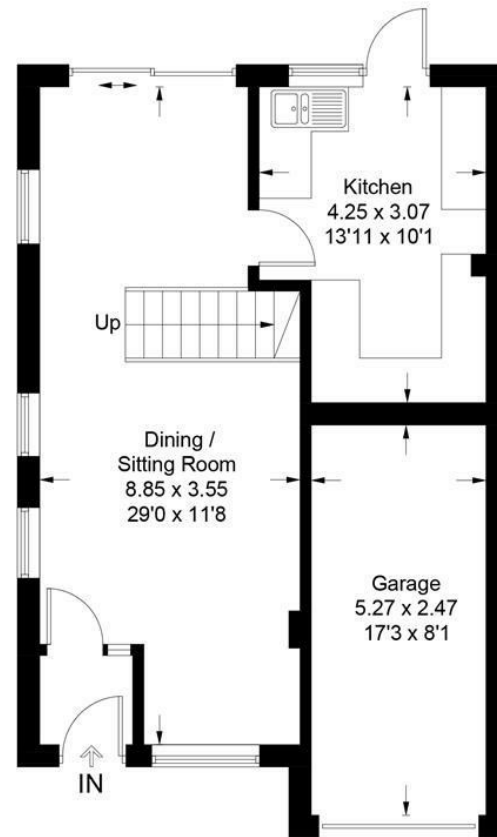
Fetcham has an OFSTED Outstanding Infants School and an OFSTED Good Middle School. For older children there is OFSTED Good Therfield in Leatherhead. Private schools include Parkside Prep School at Stoke D'Abernon and St John's School (11+) in Leatherhead.

The village shops offer a good variety of outlets including a Sainsburys Local. Leatherhead town offers more comprehensive facilities including the Swan Shopping Centre, theatre, Waitrose Local and Nuffield Health Fitness Gym. The public leisure centre is at Fetcham Grove.

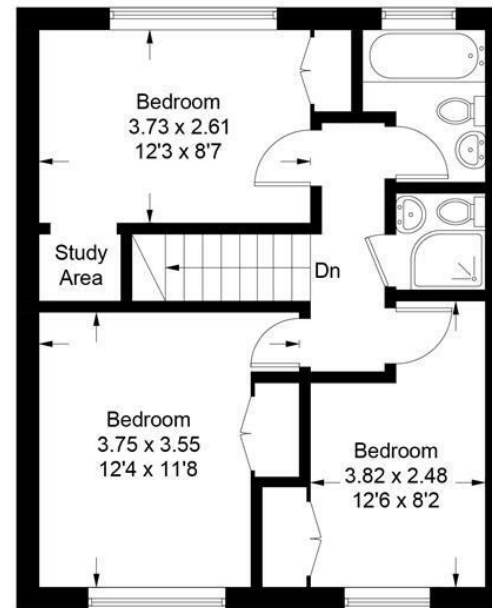
Cobham and Leatherhead main line railway stations offer excellent services to London Waterloo, Victoria and London Bridge. Junction 9 of the M25 can be found on the Ashted side of Leatherhead. Gatwick and Heathrow International Airports are within easy reach.



Approximate Gross Internal Area = 87.2 sq m / 939 sq ft
 Garage = 12.3 sq m / 132 sq ft
 Total = 99.5 sq m / 1071 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. (ID1180971)

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