



5 Woodlands Close, Claygate
Esher

£1,250,000

newton
huxley.

5 Woodlands Close

Claygate, Esher

Immaculate four bed detached home in quiet cul-de-sac with open plan living, modern kitchen, private garden backing woodland, off-street parking, and easy access to Claygate Parade and station.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- 4 Bed, Detached Property
- Chain Free
- Large, Completely Private Garden Backing onto the Woods
- Immaculately Presented Throughout
- Open Plan Living Space
- Filled with Natural Light Throughout
- Situated on a Quiet, Secluded Cul-De-Sac
- Minutes Away From Claygate Parade and the Station (30 minutes to London Waterloo)
- Further Extension Potential STPP
- Direct Access To Claygate Common





Woodlands Close

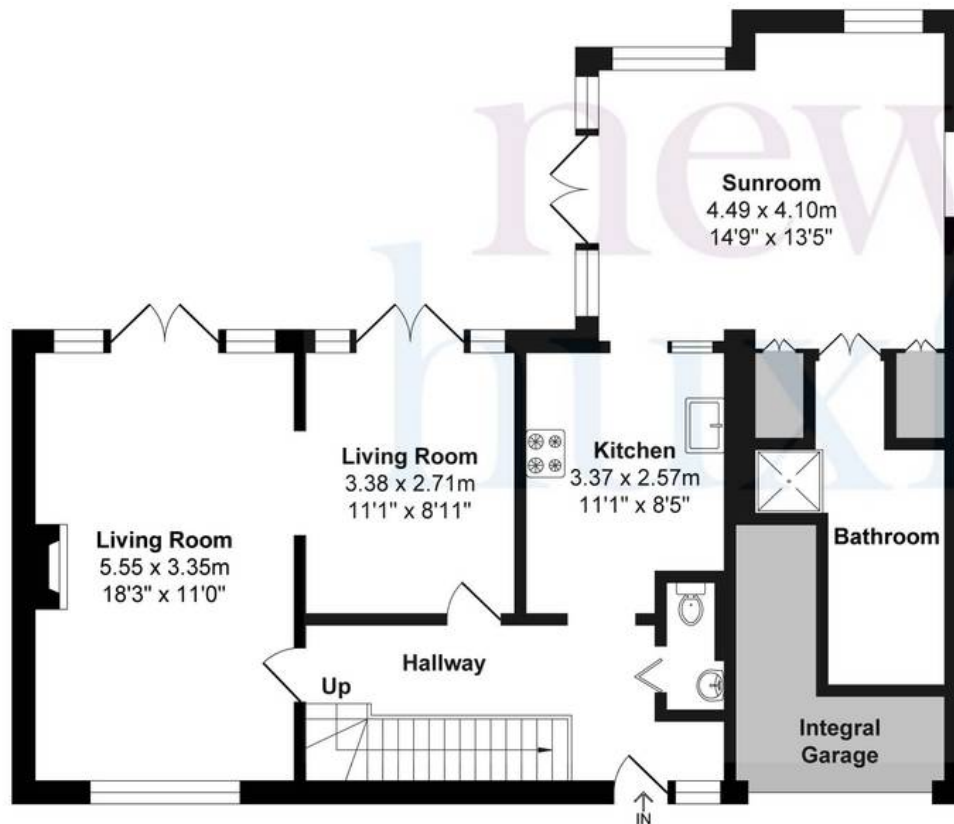
**Total Area: 147.80 m² ... 1590.90 ft²
(Including Garage)**

FOR ILLUSTRATIVE PURPOSE ONLY.

Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale.

No responsibility is taken for any error, omission, miss-statement or use of data shown.

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Ground Floor



First Floor



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