



Monks Green, Leatherhead KT22 9TL

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A well presented four bedroom family home offering excellent living space, arranged over three floors in the leafy village of Fetcham. This home offers flexible living accommodation and potential to extend (STPP).

Four Bedrooms

Semi Detached Home

Flexible Accommodation

Southerly Facing Garden

Beautifully Presented Throughout

Large Rear Garden

Driveway Parking for Several Cars

Cul-de-Sac Location

Garden Cabin Office

EPC Rating D

Situated in a quiet cul-de-sac in the leafy village of Fetcham, Surrey, this family home is well located for the outstanding local schools, shops and amenities.





The ground floor offers a light and airy living room with a feature fireplace and an attractive bay window. To the rear is a spacious kitchen/diner with bi-fold doors opening in to the garden. The kitchen offers a contemporary range of wall and base units, a central island and a selection of integrated appliances. Downstairs also offers a dual aspect snug with doors that step directly out into the rear garden.

The first floor accommodation includes a bright principal bedroom with a bay window, two further bedrooms and a beautifully presented modern four piece family bathroom. Stairs lead from the landing to the second floor, to a further bedroom with eaves storage.

To the front of the property there is a driveway with parking for several vehicles and a garage which has been converted in to a home gym and storage. The rear southerly facing garden has a terrace ideal for al fresco dining, with the remainder being mainly laid to lawn with well stocked beds and mature trees. In addition, there is a large modern cabin office with electrics and heating.



Monks Green, Fetcham, Leatherhead, KT22

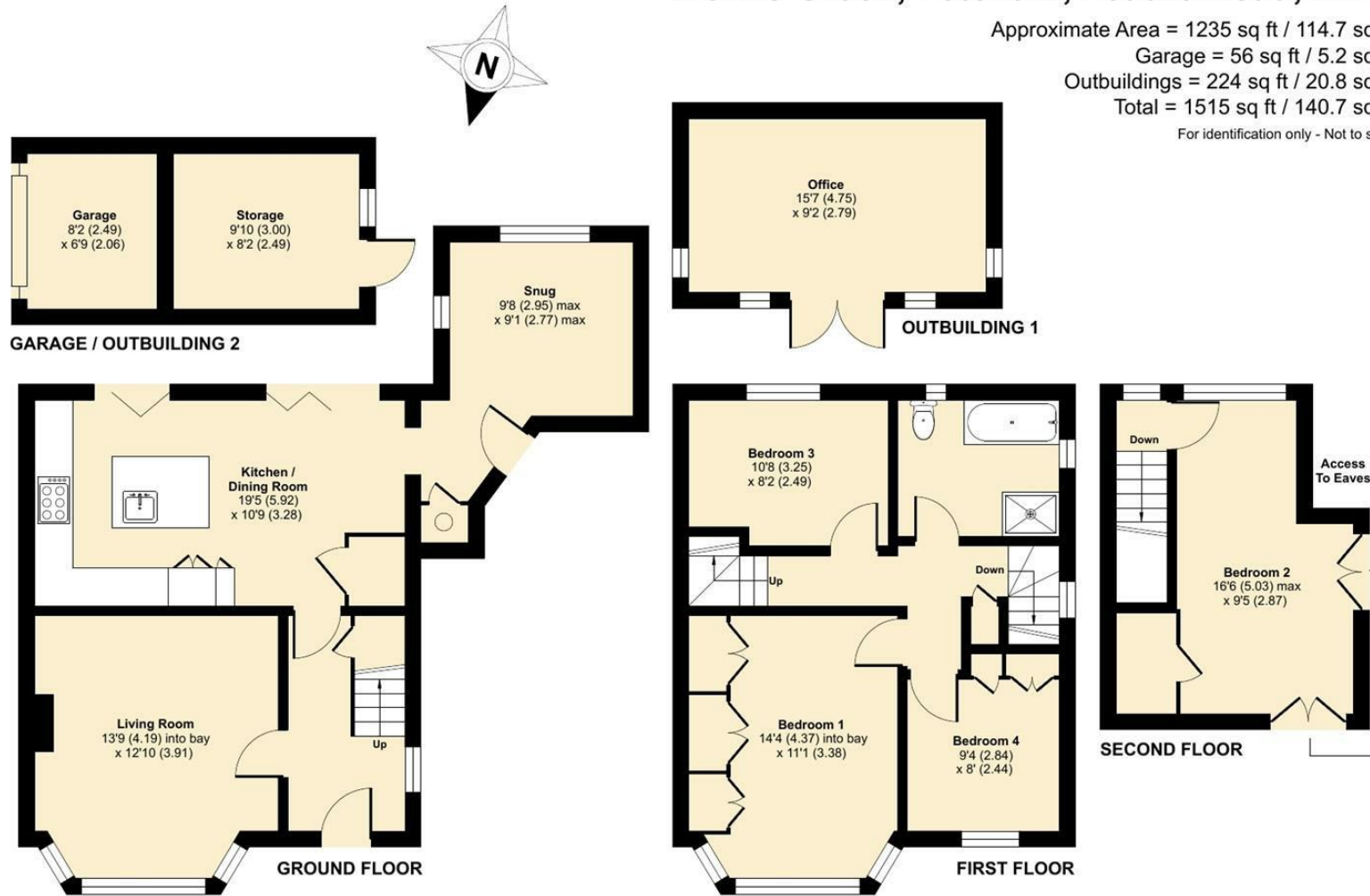
Approximate Area = 1235 sq ft / 114.7 sq m

Garage = 56 sq ft / 5.2 sq m

Outbuildings = 224 sq ft / 20.8 sq m

Total = 1515 sq ft / 140.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for V&H Homes. REF: 1112487



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