



Beech Road, Epsom KT17 4NQ

V&H
HOMES

Your local property specialist

Beech Road Epsom KT17 4NQ

Situated in a highly sought-after College area of Epsom with potential to extend (STPP), is this beautifully presented and recently renovated three bedroom turn of the century cottage, with views over Epsom Downs.

Three Bedrooms

Turn of the Century Cottage

Beautifully Presented

Potential to Extend (STPP)

Renovated Throughout

New Combi Boiler

Views Over Fields

Southerly Facing Garden

Epsom College Area

EPC Rating: C

This excellent property is situated in a cul-de-sac location, close to Epsom Downs, Epsom town centre and train station with links to Victoria and Waterloo.





Downstairs offers a delightful bright and airy lounge with an attractive bay window, a feature fireplace and fitted storage units.

In addition, there is a spacious dining room with a useful under stairs cupboard, leading through to a contemporary well equipped kitchen with fitted appliances and a new combi boiler, and a modern three piece family bathroom.

Stairs lead from the dining room up to the first floor which offers three excellent sized bedrooms, all of which benefit from built-in storage.

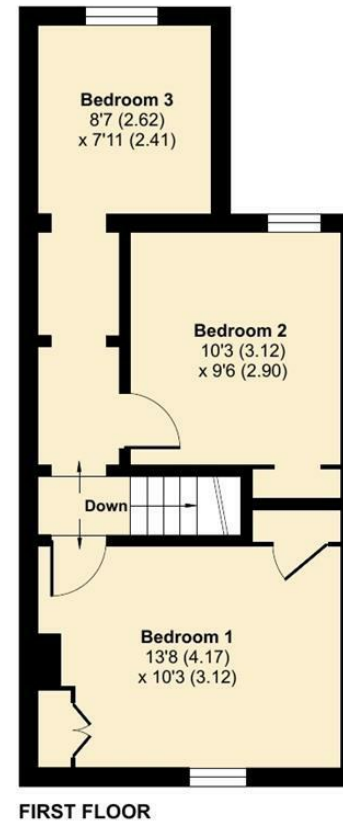
Externally, to the rear this charming cottage offers a secluded rear garden with lovely views across fields.



Beech Villas, Beech Road, Epsom, KT17

Approximate Area = 886 sq ft / 82.3 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). © nche.com 2024. Produced for V&H Homes. REF: 1083543



V&H Homes

01372 221 678

sales@vhomes.co.uk

www.vhomes.co.uk

