



Oak Hill, Epsom KT18 7BT

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Your local property specialist

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*An immaculately presented FOUR BEDROOM
DETACHED HOUSE - WOODCOTE ESTATE
EPSOM - This superb four bedroom house is
located on the Woodcote Estate in Epsom and is
within easy reach of Epsom town centre,
mainline railway station and Epsom Hospital.
Offered for sale with NO ONWARD CHAIN this is
a fantastic opportunity to move quickly to this
sought after location in Epsom.*

No Chain

Extensively Renovated and Extended

Huge Master Bedroom and Ensuite

Open Plan Kitchen/Dining/Family Room

Separate Lounge

Contemporary Family Bathroom

Private Woodcote Estate

Extension Potential (STPP)

Landscaped Garden

EPC Rating C



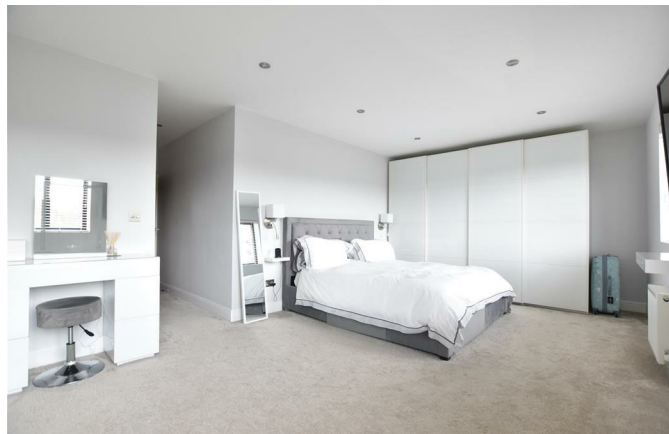


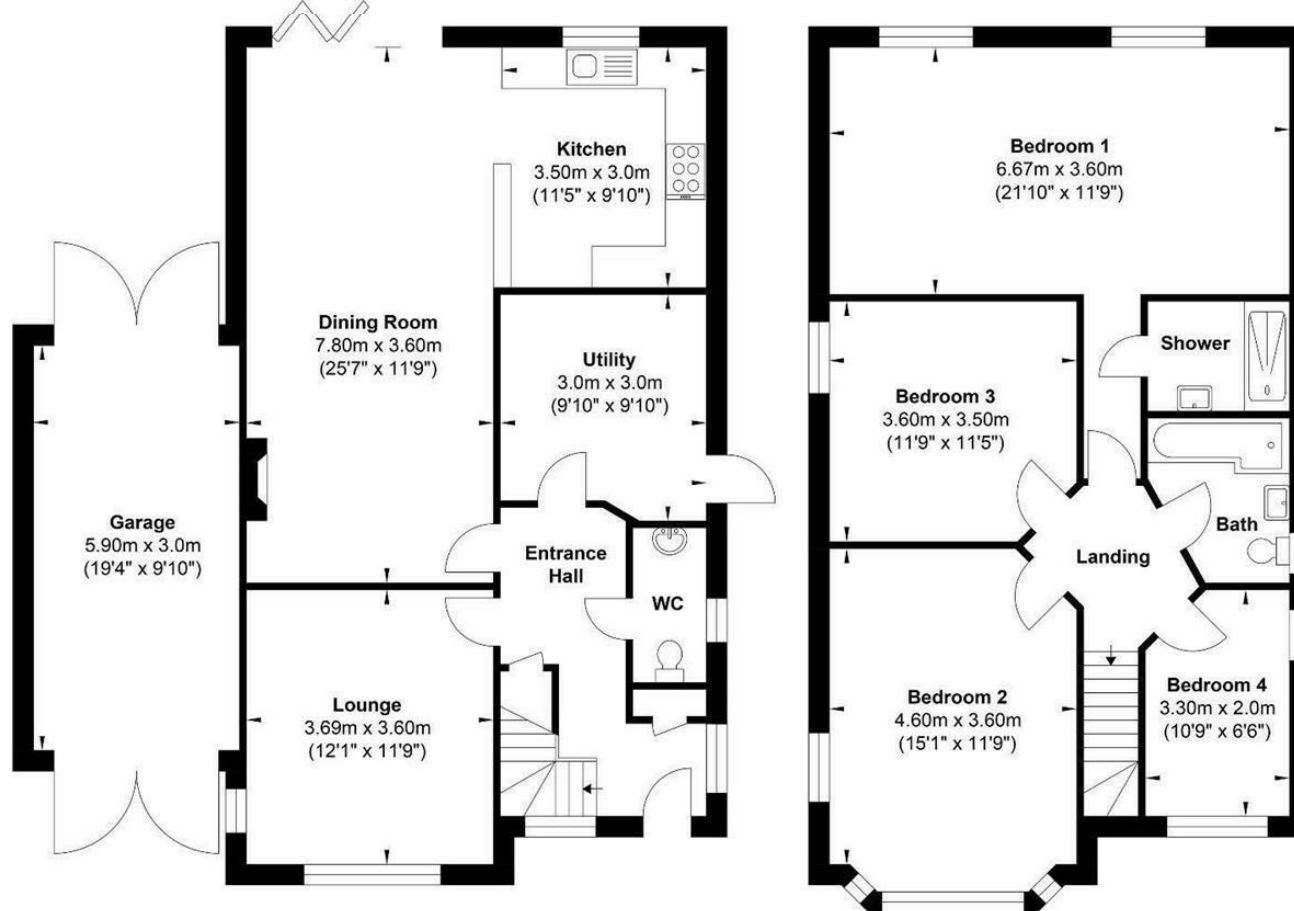
The property provides flexible accommodation including an open plan kitchen/dining/family area with bifold doors overlooking the rear garden. There is a separate lounge and large utility room with fitted cupboards and a door to the rear garden plus a ground floor cloakroom.

The first floor accommodation includes a vast master bedroom complete with an ensuite shower room, two further double bedrooms, a generous single bedroom/study and a contemporary family bathroom.

The landscaped rear garden has been laid mainly to lawn with a terraced area from the dining room plus a children's safe play area and a covered seating area, perfect for entertaining all year round.

The garage to the side has access through to the garden and provides an opportunity to further extend the property (STPP).





Ground Floor

First Floor

Gross Internal Floor Area : 174.45 m2 ... 1877.76 ft2 (Including garage)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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