



CHIPSTEAD WAY, BANSTEAD, SURREY, SM7

£650,000

FREEHOLD

Winkworth





CHIPSTEAD WAY

BANSTEAD, SURREY, SM7

A BEAUTIFULLY PRESENTED THREE/FOUR BEDROOM SEMI DETACHED HOUSE IN A POPULAR TREE-LINED ROAD

This house has been extended and modernised by the current owners, and offers bright and spacious living accommodation throughout. The house is conveniently located within easy reach of Woodmansterne Village. Well-regarded schools, local shops and amenities, as well as good transport links are close by.

Banstead High Street offers a more comprehensive selection of restaurants and shops, including Waitrose Supermarket and Marks & Spencer Simply Food.



CHIPSTEAD WAY
BANSTEAD, SURREY, SM7

This immaculate three double bedroom house has a modern contemporary feel inside and out.

The ground floor accommodation briefly comprises; entrance porch, welcoming entrance hall, living room to the front with a bay window, a fantastic open plan kitchen/dining/family room with a modern fitted kitchen incorporating integrated appliances, ample space for a dining table and chairs, as well as bi-fold doors to the garden, plus a small utility cupboard and a downstairs WC.

The modern finish continues on the first floor which provides two double bedrooms, a small dressing room off the principal bedroom, and a beautifully finished family bathroom.

The third double bedroom is located on the second floor, with built in wardrobes, ensuite shower, and access to the eaves storage.

Outside to the front there is a driveway providing off street parking for several cars and side access to the landscaped rear garden. The attractive rear garden benefits from a large decked area adjacent to the house with two seating areas, a low maintenance artificial lawn with small shrub borders, and a fantastic purpose built home office/studio/additional bedroom with power, wifi, and bi-fold doors, and its own WC/basin.

The area is also surrounded by some of Surrey's finest open green belt countryside, where fine



BANSTEAD OFFICE

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AT A GLANCE...

- Entrance Porch
- Hall
- Family Room - 11'3" x 11'0" (3.43m x 3.35m)
- Kitchen/Dining - 21'4" x 14'3" (6.50m x 4.34m)
- Utility Cupboard
- Downstairs WC

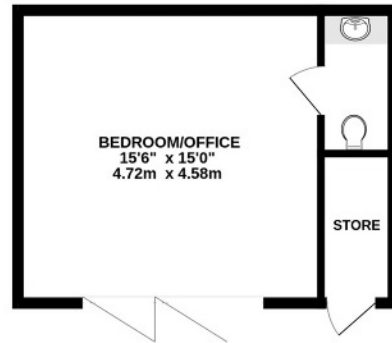
- Bedroom 1- 12'0" x 11'0" (3.66m x 3.35m)
- Dressing Room
- Bedroom 2 - 14'0" x 11'8" (4.27m x 3.56m)
- Ensuite Shower
- Bedroom 3 - 11'0" x 10'1" (3.35m x 3.07m)
- Family Bathroom

- Home Office/Bedroom 4 - 15'6" x 15'0" (4.72m x 4.58m)

- Garden - 73' (22.25m) approx

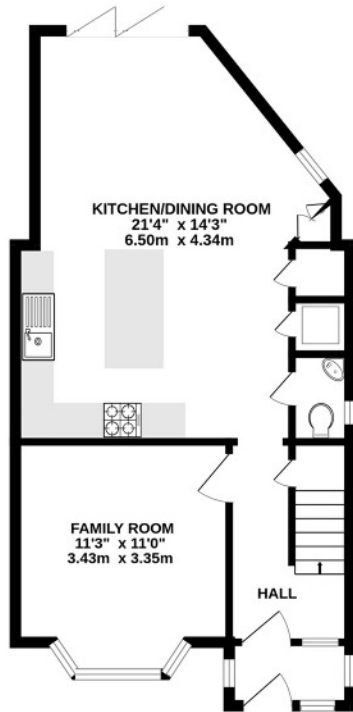




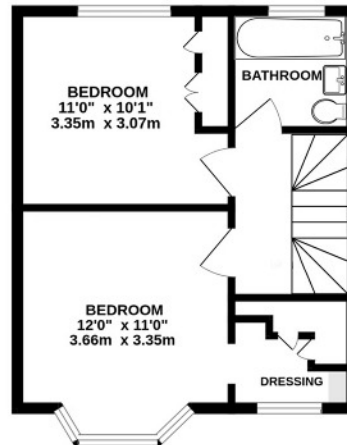


1ST FLOOR

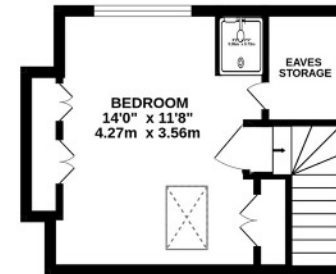
Chipstead Way, Banstead
INTERNAL FLOOR AREA (APPROX.) 1405 sq ft/ 130.5 sq m
Garden extends to 73' (22.0m) approx.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

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Whilst every attempt has been made to ensure the accuracy of this floor plan, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Made with Metropix © 2024.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	67	83
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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See things differently.