



KAYBRIDGE
RESIDENTIAL



Preston Drive, Epsom, Surrey, KT19 0AD

Asking price £500,000

Preston Drive, Epsom, Surrey, KT19 0AD

- Detached Bungalow
- Two Double Bedrooms
- Kitchen / Breakfast Room
 - Conservatory
- Walk to Shops, Stn. & Schools
 - Spacious Lounge
 - Garage & Driveway
 - No Chain

This charming detached bungalow is situated in the popular Ewell Court area just outside the Village, within easy walking distance of shops and transport links.

The property offers two large double bedrooms including the Master bedroom to the front with a bay window and fitted wardrobes.

There is a kitchen with lots of room for a table and a door to the conservatory which overlooks the garden.

Further features to note include a generously proportioned lounge with fireplace, a lawned garden which enjoys a good degree of privacy, and a garage and driveway to the front.

Early viewing essential to avoid disappointment. No chain.

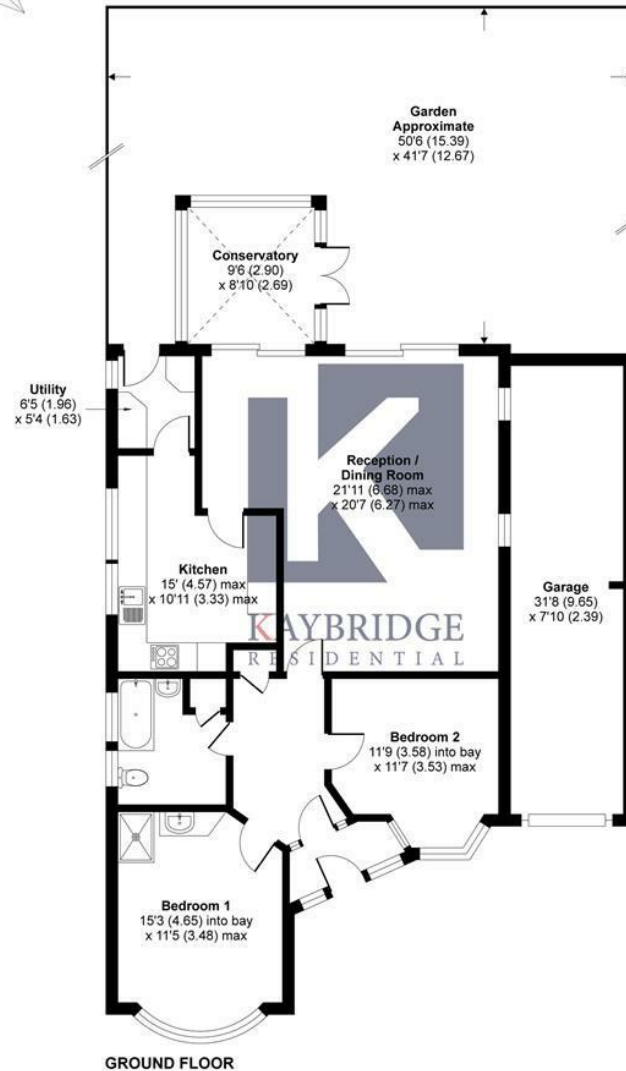






Preston Drive, Epsom, KT19

Approximate Area = 1387 sq ft / 129 sq m (includes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2021. Produced for Kaybridge Residential Ltd. REF: 692010

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating			
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



KAYBRIDGE
RESIDENTIAL

23 The Broadway Stoneleigh, Epsom, Surrey, KT17 2JE
T: 0208 004 0474
E: info@kbridge.co.uk
www.kbridge.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

