



Winkworth Road, Banstead, SM7
Approximate Area = 1448 sq ft / 134.5 sq m
Outbuilding = 129 sq ft / 11.9 sq m
Total = 1577 sq ft / 146.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition.
Incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026.
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WINKWORTH ROAD, BANSTEAD SM7 2QR

GUIDE PRICE £725,000

GUIDE PRICE £725,000 - £775,000
AN IMPRESSIVE FIVE-BEDROOM SEMI-DETACHED FAMILY HOME OFFERING SPACIOUS AND VERSATILE ACCOMMODATION ARRANGED OVER THREE FLOORS, IDEALLY POSITIONED WITHIN EASY REACH OF BANSTEAD VILLAGE.

THE PROPERTY IS BEAUTIFULLY PRESENTED THROUGHOUT AND FEATURES A WELCOMING ENTRANCE HALL, GENEROUS FRONT RECEPTION ROOM AND AN IMPRESSIVE OPEN-PLAN KITCHEN/FAMILY AREA, CREATING A FANTASTIC SPACE FOR BOTH EVERYDAY FAMILY LIFE AND ENTERTAINING. THERE IS ALSO A CONVENIENT GROUND-FLOOR WC.

ACROSS THE UPPER FLOORS ARE FIVE BEDROOMS AND TWO BATHROOMS, PROVIDING FLEXIBLE ACCOMMODATION IDEALLY SUITED TO A GROWING FAMILY OR THOSE REQUIRING ADDITIONAL HOME-WORKING SPACE.

OUTSIDE, THE PROPERTY BENEFITS FROM OFF-STREET PARKING, A SUBSTANTIAL REAR GARDEN AND A USEFUL DETACHED OUTBUILDING, IDEAL USAGE AS A HOME OFFICE, GYM, STUDIO OR GAMES ROOM.

WINKWORTH ROAD IS CONVENIENTLY SITUATED FOR BANSTEAD VILLAGE, WITH ITS EXCELLENT SELECTION OF SHOPS, CAFÉS, RESTAURANTS AND EVERYDAY AMENITIES. BANSTEAD RAILWAY STATION AND LOCAL BUS SERVICES ARE ALSO WITHIN EASY REACH, WHILE FAMILIES ARE WELL SERVED BY POPULAR LOCAL SCHOOLS INCLUDING BANSTEAD INFANT SCHOOL, BANSTEAD COMMUNITY JUNIOR SCHOOL, ST ANNE’S CATHOLIC PRIMARY SCHOOL AND THE BEACON SCHOOL.

A SUPERB FAMILY HOME COMBINING VERSATILE ACCOMMODATION, EXCELLENT OUTDOOR SPACE AND A HIGHLY CONVENIENT BANSTEAD LOCATION. EARLY VIEWING IS HIGHLY RECOMMENDED.

- FIVE BEDROOM SEMI-DETACHED FAMILY HOME
- SPACIOUS ACCOMMODATION ARRANGED OVER THREE FLOORS
- SUBSTANTIAL REAR GARDEN WITH DETACHED OUTBUILDING
- IDEALLY LOCATED FOR BANSTEAD VILLAGE, SCHOOLS & TRANSPORT LINKS
- COUNCIL TAX BAND E
- EPC RATING C

