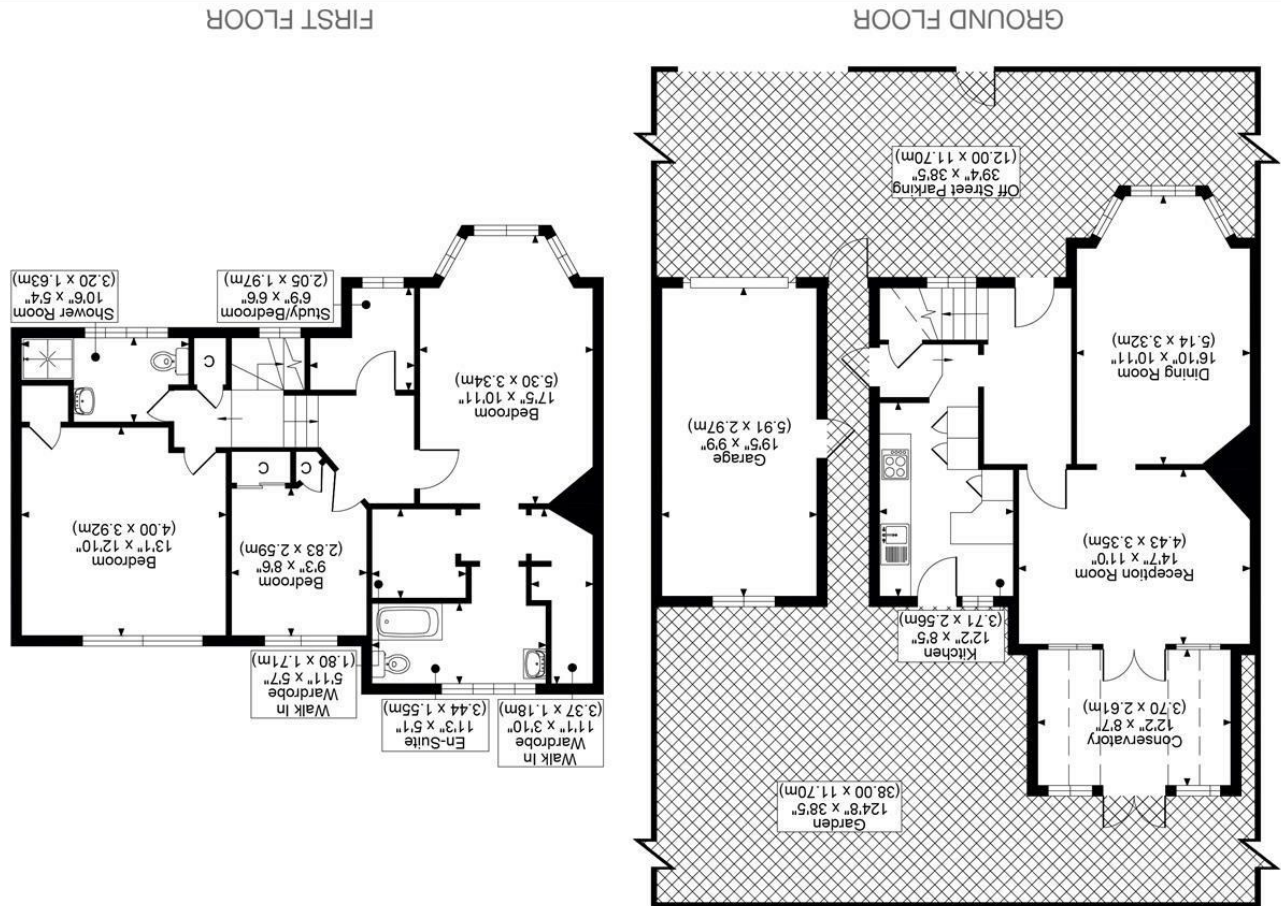




All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



PARKSIDE, SM3

TOTAL APPROX FLOOR PLAN AREA INCLUDING GARAGE 1625 SQ.FT (151 SQ.M)

TOTAL APPROX FLOOR PLAN AREA EXCLUDING GARAGE 1432 SQ.FT (133 SQ.M)

PARKSIDE, SM3 8BS

GUIDE PRICE £1,000,000

SITUATED ON ONE OF CHEAM'S MOST SOUGHT-AFTER ROADS, THIS ATTRACTIVE FAMILY HOME PRESENTS AN EXCITING OPPORTUNITY TO MODERNISE AND CREATE A WONDERFUL HOME IN AN EXCEPTIONAL LOCATION. POSITIONED MOMENTS FROM BOTH CHEAM VILLAGE AND NONSUCH PARK, THE PROPERTY OFFERS GENEROUS ACCOMMODATION, EXCELLENT OUTSIDE SPACE AND CONSIDERABLE POTENTIAL.

THE GROUND FLOOR PROVIDES A WELCOMING ENTRANCE HALL LEADING TO A SPACIOUS RECEPTION ROOM, SEPARATE DINING ROOM AND KITCHEN. THE CONSERVATORY PROVIDES AN ADDITIONAL RECEPTION SPACE OVERLOOKING THE REAR GARDEN, THERE IS ALSO A DOWNSTAIRS WC AND ACCESS TO THE GARAGE.

UPSTAIRS, THE PROPERTY OFFERS THREE WELL-PROPORTIONED BEDROOMS AND A SEPARATE SINGLE BEDROOM / STUDY, WITH THE IMPRESSIVE PRINCIPAL BEDROOM BENEFITING FROM A LARGE WALK-IN WARDROBES AND EN-SUITE FACILITIES. THE REMAINING BEDROOMS ARE SERVED BY A SEPARATE SHOWER ROOM. THE BEDROOM / STUDY ON THE FIRST FLOOR PROVIDES FURTHER FLEXIBILITY AND CAN BE UTILISED AS A FOURTH BEDROOM, SUBJECT TO THE BUYER'S REQUIREMENTS.

OUTSIDE, THE PROPERTY BENEFITS FROM A GENEROUS REAR GARDEN, OFFERING EXCELLENT POTENTIAL FOR LANDSCAPING AND CREATING AN ATTRACTIVE OUTDOOR ENTERTAINING SPACE. TO THE FRONT, THERE IS A SUBSTANTIAL FRONT GARDEN WITH OFF-STREET PARKING TOGETHER WITH A GARAGE.

WHILE THE PROPERTY WOULD BENEFIT FROM MODERNISATION, IT REPRESENTS AN EXCELLENT OPPORTUNITY TO CREATE A SUBSTANTIAL FAMILY HOME IN A PARTICULARLY SOUGHT-AFTER LOCATION. THE PROXIMITY TO CHEAM VILLAGE AND NONSUCH PARK, TOGETHER WITH THE GENEROUS ACCOMMODATION AND GARDEN, MAKE THIS A PARTICULARLY EXCITING OPPORTUNITY.

- ONE OF CHEAM'S MOST SOUGHT-AFTER ROADS
- MOMENTS FROM CHEAM VILLAGE AND NONSUCH PARK
- FOUR-BEDROOM FAMILY HOME
- GENEROUS AND VERSATILE ACCOMMODATION
- PRINCIPAL BEDROOM WITH WALK-IN WARDROBE AND EN-SUITE
- GARAGE
- EXCELLENT OPPORTUNITY TO MODERNISE AND CREATE A SUPERB FAMILY HOME
- COUNCIL TAX BAND F
- EPC RATING D

