



12A The Grange, Worcester Park, KT4 7DJ
Asking Price £750,000

Thomas & May is delighted to bring to the market this well presented two bedroom detached bungalow located in The Grange, one of Worcester Park's most sought after cul de sacs, close to shops, local amenities and within 1 mile of both Stoneleigh and Tolworth Stations. Accommodation comprises L shaped living/dining room, fitted kitchen with integrated Neff appliances, two double bedrooms with fitted wardrobes and a modern shower room. The property also offers a good sized rear garden with summer house and to the front a large drive with off street parking for several cars. An early viewing is essential to fully appreciate this detached bungalow. No Onward Chain.

Porch

Front door with frosted glass inserts, side aspect double glazed window, wood flooring, telephone point, glazed door leading to:

Entrance Hall

Continuation of wood flooring, radiator, hatch giving loft access, power points, doors leading to:

Kitchen

Front and side aspect double glazed windows, double glazed door giving side access to front and rear, range of wall and base units, worktop with one and a half bowl stainless steel sink with drainer and mixer tap, integrated Neff hob with extractor fan over, integrated Neff oven, integrated Neff fridge/freezer, integrated Neff dishwasher, part tiled walls, tiled floor, power points.

Sitting Room 14'0" x 11'11" (4.29 x 3.64)

Side aspect double glazed windows, feature fireplace, continuation of wood flooring, radiator, power points, TV aerial point, opening to:

Dining Room 24'8" x 7'2" (7.54 x 2.2)

Rear aspect double glazed French Doors opening onto patio, rear aspect double glazed window, continuation of wood flooring, radiator, power points.

Bedroom 1 15'1" x 9'5" (4.61 x 2.89)

Front aspect double glazed bay window, range of fitted bedroom furniture, radiator, power points, TV aerial point.

Bedroom 2 12'5" x 8'6" (3.79 x 2.6)

Side aspect double glazed window, range of fitted wardrobes, radiator, power points.

Bathroom

Side aspect double glazed frosted window, three piece suite comprising low level wc with conceal cistern, vanity unit with inset sink, shower enclosure with dual outlet power shower, extractor fan, shaver point, chrome radiator, tiled walls, tiled floor.

Outside

Rear garden

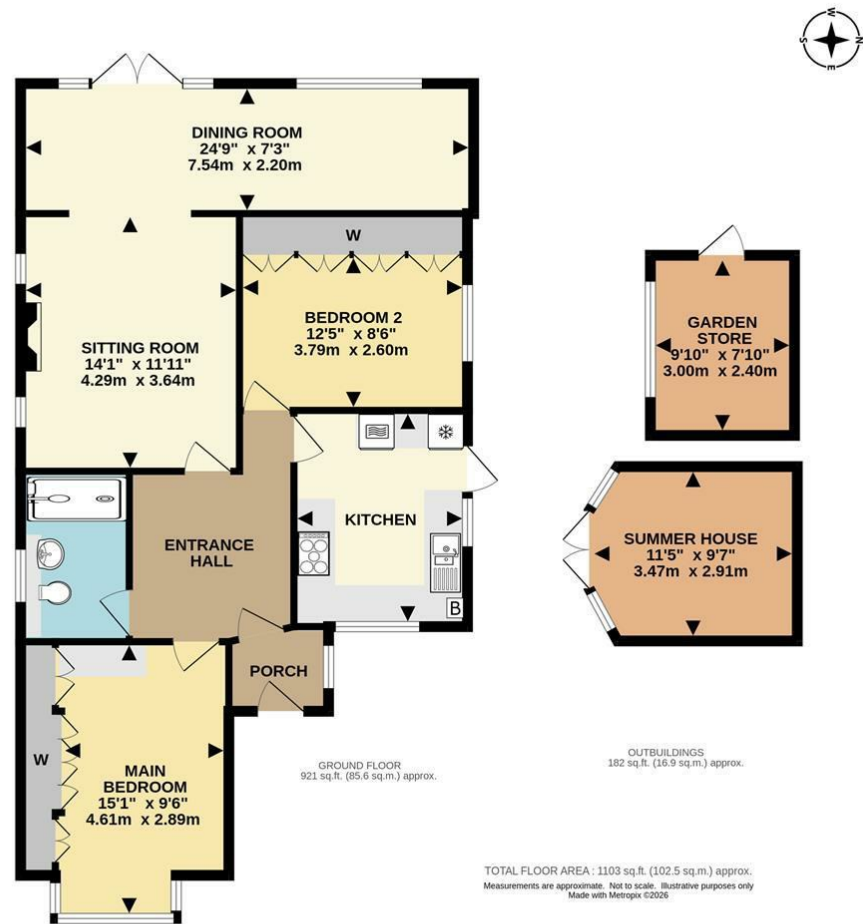
Fence enclosed rear garden laid mainly to lawn with mature shrub borders, patio, summer house, garden store, outside tap, outside light, gate giving side access to front.

Front

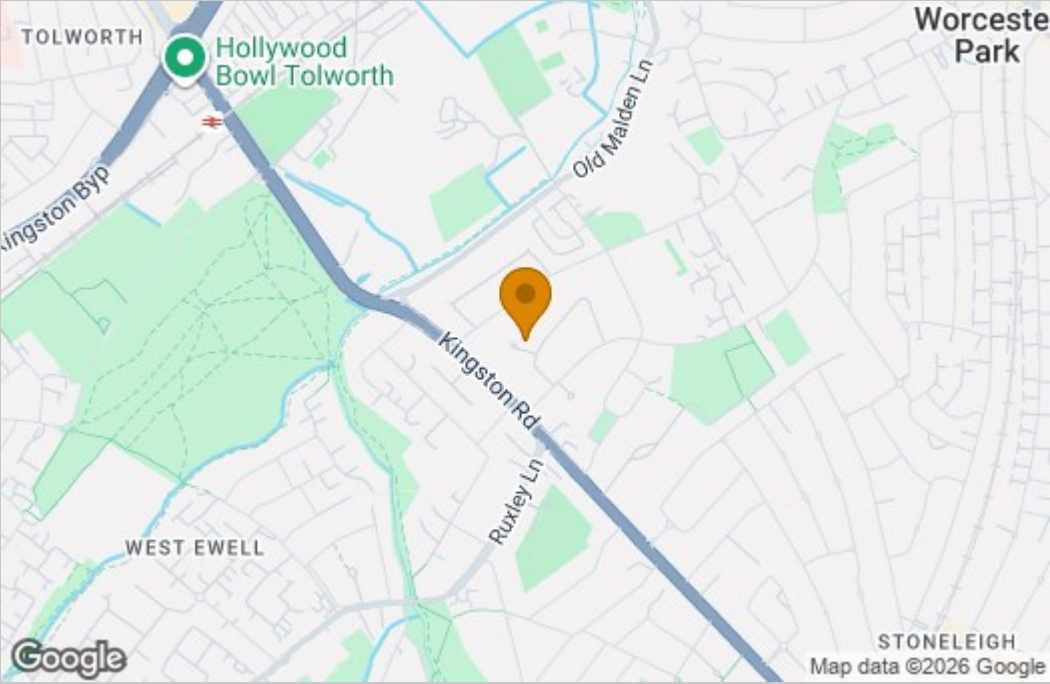
Large paved drive with off street parking for several cars, mature shrub borders, gate giving rear access, outside light, outside power point.

Council Tax Band E

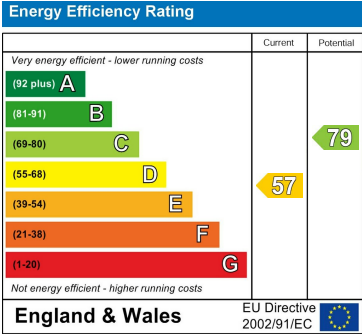
Floor Plan



Area Map



Energy Efficiency Graph



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