

C JAMES & CO - TOOTING

SALES AND LETTINGS SPECIALISTS



75 Breech Lane, Tadworth, KT20 7SJ

£499,950

This is an end of terrace two bedroom house that has been extended and much improved by its current owner. An entrance hall with cloak room leading into a beautiful well-appointed kitchen with stunning granite worktops is the first impression that greets you. A walkthrough into a spacious lounge with views onto the mature rear garden and a lovely open playing field to the right, gives this charming home a semi rural feel.

There is downstairs shower room that compliments the lovely modern upstairs bathroom and both bedrooms are generous with fully fitted wardrobes.

To the rear the garage that comes with this home is the only one wide enough to fit a modern car and the garage boasts lighting and electrics which include an electric door.

Please note the furniture in the images have been virtually staged.

Located at the end of Breech Lane it is the last house in a run of five making it end of terrace. It is adjacent to Breech Lane playing fields, itself a pleasant feature. Walton on the Hill is just within the M25, located in the North Downs midway between Reigate and Epsom. It is a lovely popular village boasting two good local pubs, a premier golf club and lots of small artisan boutique shops. Being within the M25 it is very much commuter belt.

Reigate and Banstead. Freehold

Council tax band D £2173 P/A

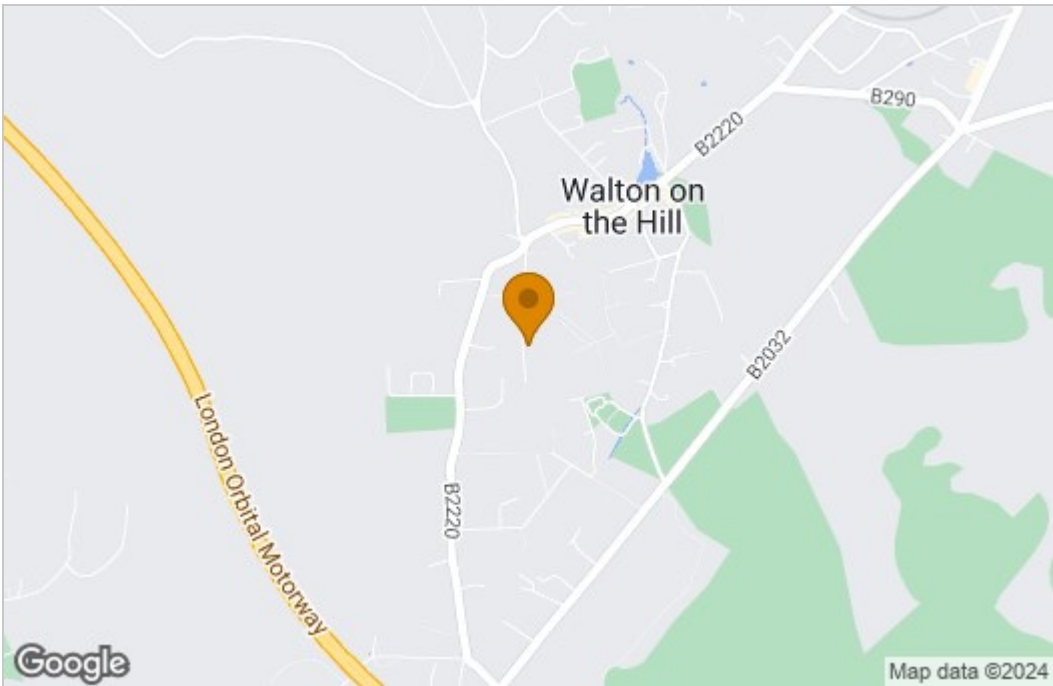
Floor Plan



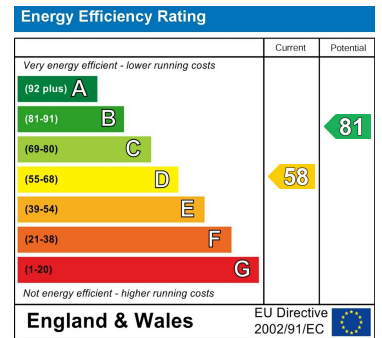
Total area: approx. 83.7 sq. metres (901.0 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. Plan produced using PlanUp.

Area Map



Energy Efficiency Graph



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