



Contemporary family home in a central village location

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# Cross Road Tadworth KT20 5TS

Tadworth Village within a short walk  
Epsom 3 miles  
London by rail 45 minutes  
M25 (Junction 8) 3 miles

All times and distances are approximate

This exceptional modern home is tucked away in a sought-after, private location in Tadworth, just moments from the village amenities and station. Spanning nearly 3,800 sq. ft., this substantial and luxurious family home boasts seven generously sized bedrooms and spacious living areas arranged over three floors. Perfectly designed for modern living and entertaining, this home offers an abundance of space for hosting family and friends in style.

- | Hallway
- | Sitting Room
- | Kitchen – breakfast- dining room
- | Utility Room
- | Dining Room
- | Downstairs cloakroom
- | Seven bedrooms
- | Family shower room
- | Family bathroom
- | Eaves storage
- | Double garage
- | Studio/office
- | South facing mature private garden
- | Off-street Parking

£1,425,000





One of just two bespoke homes built in 2006, this individually designed property seamlessly combines traditional character features with a bright and spacious contemporary interior. The impressive central hall leads to two generously sized reception rooms, including a stunning open-plan kitchen, breakfast, and dining area with bi-fold doors that open onto the terrace—perfect for seamless indoor-outdoor living and entertaining. On the first floor, you'll find five double bedrooms, two of which feature en-suite bathrooms, with the principal suite also boasting dual fitted wardrobes. The second floor offers two additional bedrooms, a shower room, and extensive eaves storage, providing flexibility and practicality. The property benefits from a large double garage, enhancing its broad and welcoming frontage, with additional off-street parking. Encircled by landscaped gardens, this home offers a tranquil setting, easily maintained and screened by natural borders. The garden also features a fully equipped office, ideal for remote working. Offered with no onward chain, this exceptional home is ready to move into and enjoy.



Cross Road offers a tranquil setting just a minute's walk from the village with its choice of excellent shops and restaurants as well as Tadworth Station offering commuter services to London Bridge and Victoria. Nearby the A217 and A24 provide arterial routes to London and to the M25 and A3 respectively and Epsom, Reigate and Banstead Village are all easily reached by car. The village has excellent schools including Tadworth Primary School also just a few minutes' walk from the house. This part of the Surrey Hills has many venues for sport and leisure including the open spaces of Epsom Downs and Walton Heath

Seven generous bedrooms | Contemporary kitchen with quartz surfaces and integrated appliances | Luxurious bathrooms and shower rooms | Within moments of Tadworth village shops and station | No onward chain | Level south-facing garden With a good degree of privacy | Ample amount of off-street parking | Substantial eaves storage | Double garage and garden studio | Electric car charging point

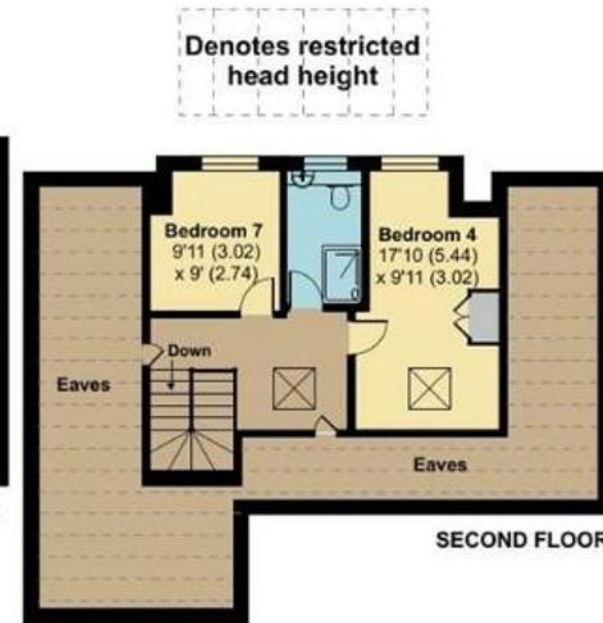




GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

TOTAL FLOOR AREA

3,717 SQ FT / 345.3 SQ M

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	78 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold  
 Local Authority: Reigate and Banstead Borough Council  
 Council Tax Band: G  
 All mains services  
 FFTC Broadband  
 To the best of our knowledge on production of this brochure

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