



**Guide Price**  
**£725,000**

**Freehold**

2x  1x  1x 

**Waterer Gardens,  
Tadworth, Surrey, KT20**

**OVER 60?**

Secure this property  
for up to **59% less!**

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### Ground Floor

Approx. 145.7 sq. metres (1568.0 sq. feet)



## Accommodation

### GROUND FLOOR

Kitchen: 11'9 x 11'9 (3.58m x 3.58m)

Shower Room

W/C

Bedroom 1: 14'5 x 11'0 (4.40m x 3.36m)

Bedroom 2: 13'1 x 11'0 (3.99m x 3.36m)

Lounge/Diner: 24'4 x 18'9 (7.42m x 5.72m)

Utility room

### OUTSIDE

Garage

Driveway

Rear Garden





## Main features

- Detached bungalow with double bedrooms
- Plenty of scope to extend throughout with large loft and enviable plot
- Beautiful landscaped south-facing rear garden
- Triple length garage
- Ready to move into condition throughout, flooded with light
- Sought after Cul-de-sac minutes from shops and bus links



### Nearest Schools

Primary Schools: Shawley Community Primary 0.7 miles, Epsom Downs Primary and Children's Centre 1.2 miles, Tadworth Primary 1.3 miles

Secondary Schools: The Beacon School 0.9 miles, St



### Transport Information

Train Stations: Tattenham Corner 0.9 miles, Epsom Downs 1.1 miles, Kingswood 1.2 miles

Underground Morden 6.3 miles, South Wimbledon 7.3 miles, Colliers Wood 7.5 miles



### Address

Waterer Gardens, Tadworth, Surrey, KT20



### Directions

For directions to this property please contact us.





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■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details ■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale  
■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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