



5 Badingham Drive, Fetcham, Surrey,
KT22 9ES

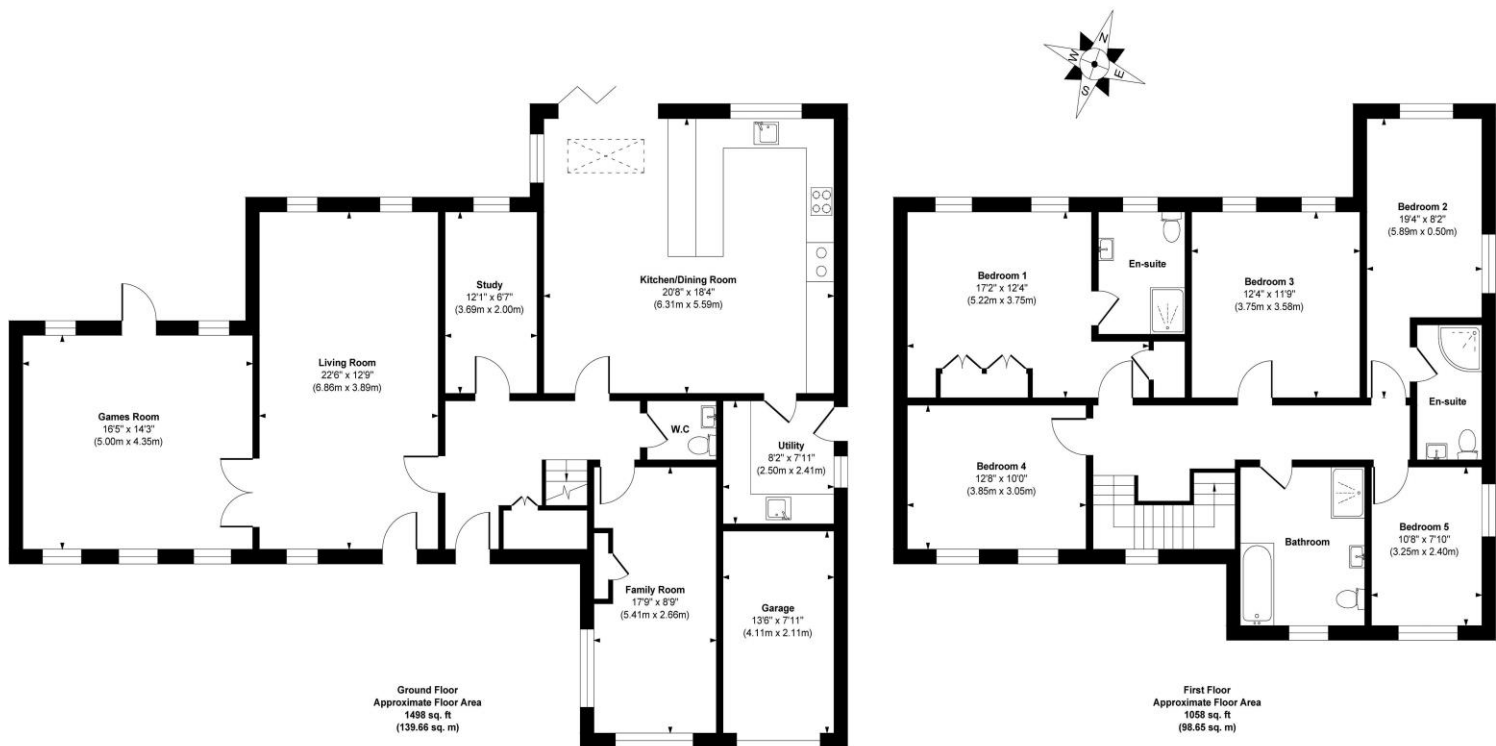
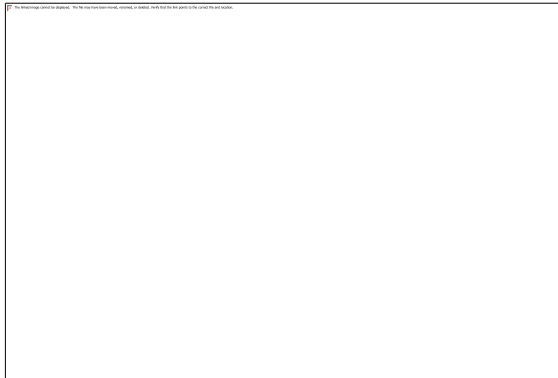
£1,325,000 Freehold

Directions

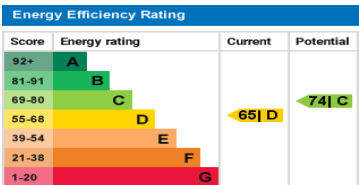
From our office in Great Bookham proceed to the bottom of the High Street turning right onto the Lower Road. Proceed along until you come to a roundabout at which point go straight over taking the 2nd turning on your right hand side into Badingham Drive. Follow the road round to your left hand side and number 5 can be found almost immediately on your left.

Local Authority

Mole Valley District Council Tel: 01306 885001
Council Tax Band: G



Approx. Gross Internal Floor Area 2556 sq. ft / 238.31 sq. m(Including Garage)
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**5 Badingham Drive, Fetcham, Surrey,
KT22 9ES**
An extremely well presented and spacious 5 bedroom detached family home situated in the highly regarded Badingham Drive Estate.

THE PROPERTY
A highly desirable substantial five bedroom detached residence situated in a sought after location offering superbly appointed accommodation. The property itself has been refurbished and extended in recent years enabling it to now offer flexible accommodation together with beautifully presented and spacious rooms. On the ground floor there is a good sized lounge, family room, study, games room, cloakroom but the heart of the home can be found in the good sized kitchen breakfast room with bi-fold doors leading out to the large paved sun terrace. There is also a separate good sized utility room. To the first floor there are 5 bedrooms two benefiting from en-suite shower rooms plus a family bathroom. The property itself is approached via its own driveway giving a good amount of off street parking which in turn leads to the integral garage. To the rear there is a large raised sun terrace which leads down to a good expanse of artificial lawn being well screen to all sides. in total the garden extends to 62.3ft x 65.9ft (19m x 20m).



SITUATION
The property is located in the sought after Badingham Drive private estate just under half a mile from Fetcham village centre which provides a range of local shops including a supermarket and a number of other independent retailers. The larger town centre of Leatherhead is just over a mile away and gives a more comprehensive range of amenities including the Swan shopping centre, multi user leisure centre and private health club. Leatherhead train station provides a commuter service into London Waterloo and Victoria. The M25 can be reached at junction 9 on the outskirts of Leatherhead giving good motorway access to both Heathrow and Gatwick airports. There are also excellent schools in the area both in the state and private sector.

