




HENLEY HOMES

14 Gerald's Grove | Banstead
Surrey | SM7 1NE |



This delightful 5 bedroom detached family home situated in a quiet cul-de-sac in the heart of Nork Village, Banstead. The location is convenient for numerous high quality local schools both state and private. Superb road and rail links to central London as well as to both major airports at Heathrow and Gatwick. The general area abounds with some wonderful restaurants, shops, health and fitness clubs and hundreds of acres of countryside for refreshing walks. The ground floor of this family home offers a large double aspect kitchen with a spacious sitting room, separate dining room and also a downstairs cloakroom. The first floor comprises of a family bathroom, 5 generous sized bedrooms with the master suite benefiting from an en-suite shower room. The rear garden has a full width patio with steps leading to the lawn area.

Kitchen / Breakfast Room 15' 0" x 10' 11" (4.57m x 3.32m)

Double aspect, side patio door leading into the garden, ranger master style cooker with gas hob and extractor hood, space for fridge and large american fridge freezer, high and low level storage, space for washing machine and dishwasher, breakfast bar, ceramic tiled floor and part ceramic tiled walls.





Sitting Room 20' 9" x 11' 4" (6.32m x 3.45m)
Front aspect, wood effect laminate flooring, gas feature fireplace.

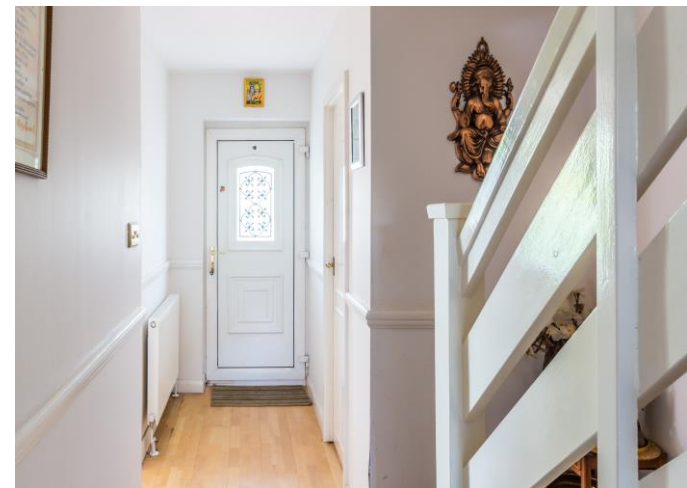


Dining Room 11' 3" x 10' 11" (3.43m x 3.32m)

Rear aspect, wood effect laminate flooring, slider doors leading onto the patio area.

Downstairs Cloakroom

Front aspect, low level WC, wash hand basin on pedestal.





Master Bedroom 14' 0" x 11' 7" (4.26m x 3.53m)
Front aspect, built in wardrobes.

Master en-suite

Side aspect, ceramic tiled floor, low level WC, wash hand basin on vanity unit, heated towel rail, shower cubicle with rain water head with separate hand held attachment.

Bedroom 2 17' 3" x 7' 9" (5.25m x 2.36m)
Rear aspect, fitted wardrobes.

Bedroom 3 11' 7" x 10' 11" (3.53m x 3.32m)
Rear aspect, built in wardrobes.

Bedroom 4 7' 3" x 6' 10" (2.21m x 2.08m)
Front aspect.

Bedroom 5 7' 9" x 7' 5" (2.36m x 2.26m)
Front aspect.

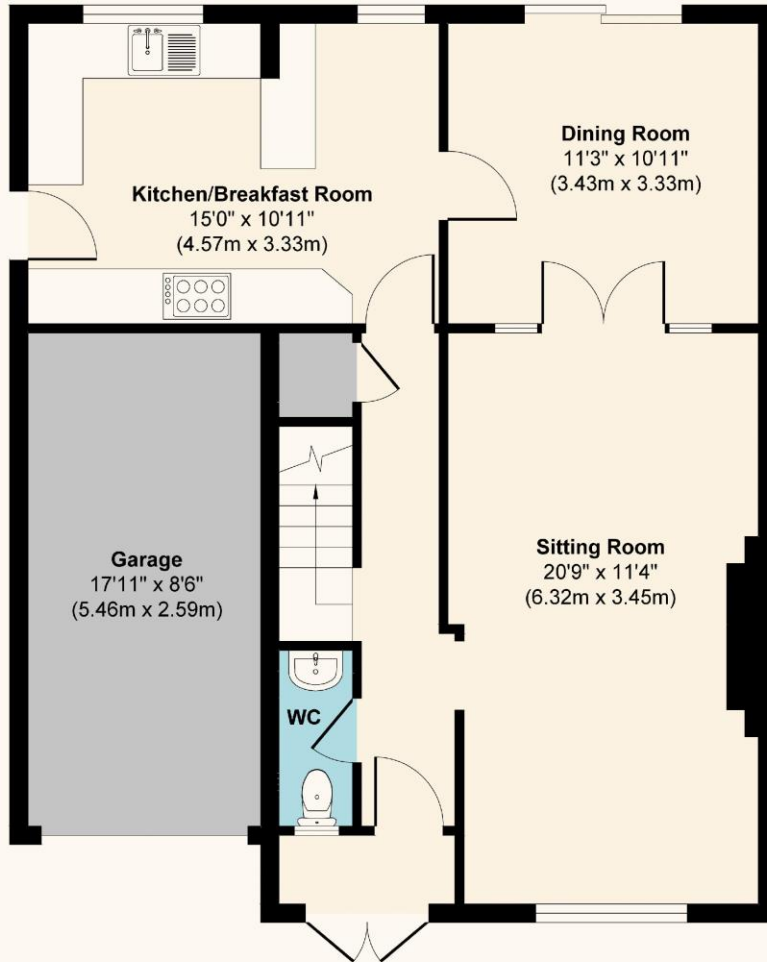
Family Bathroom

Ceramic tiled floor, wash hand basin on vanity unit, low level WC, panelled bath with shower head attachment, heated towel rail.

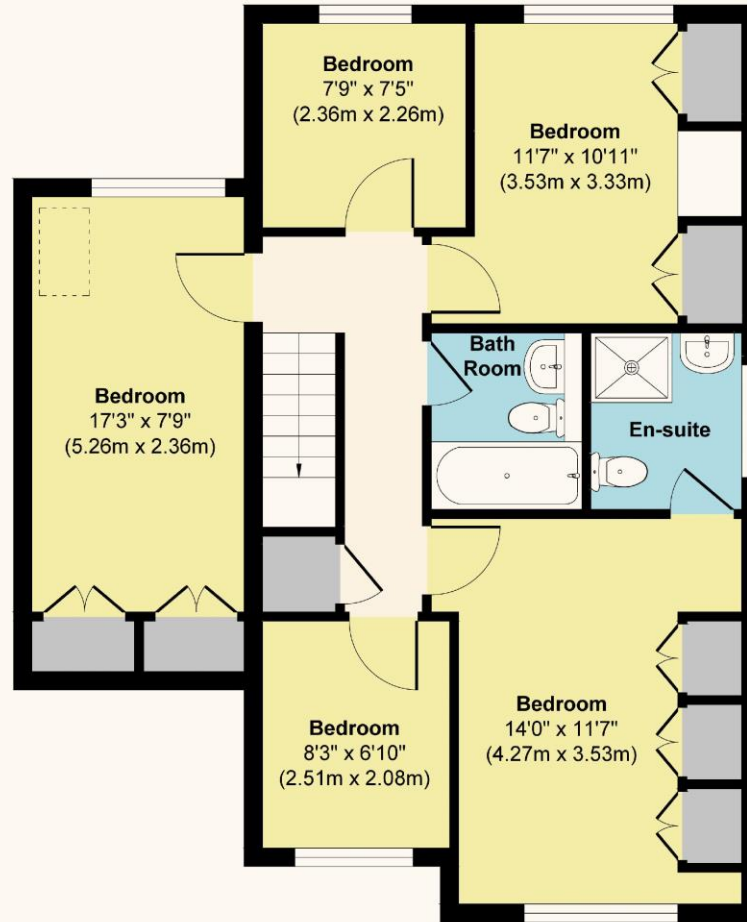
Garage 17' 11" x 8' 6" (5.46m x 2.59m)



Geralds Grove, SM7



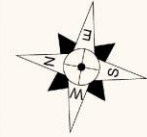
Ground Floor
Approximate Floor Area
660 sq. ft
(61.31 sq. m)

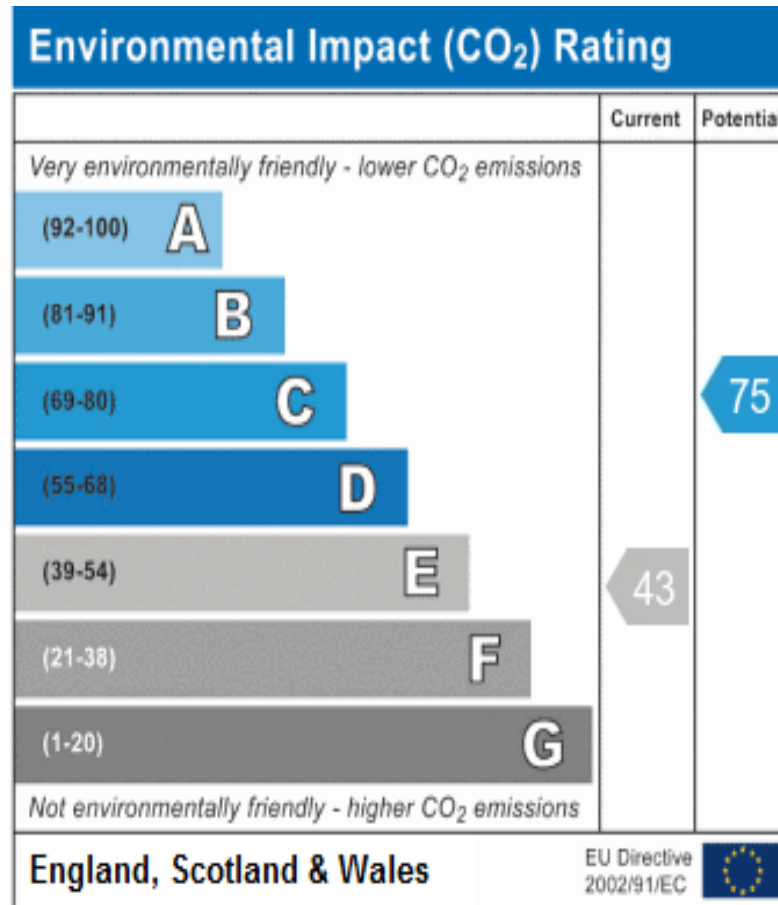
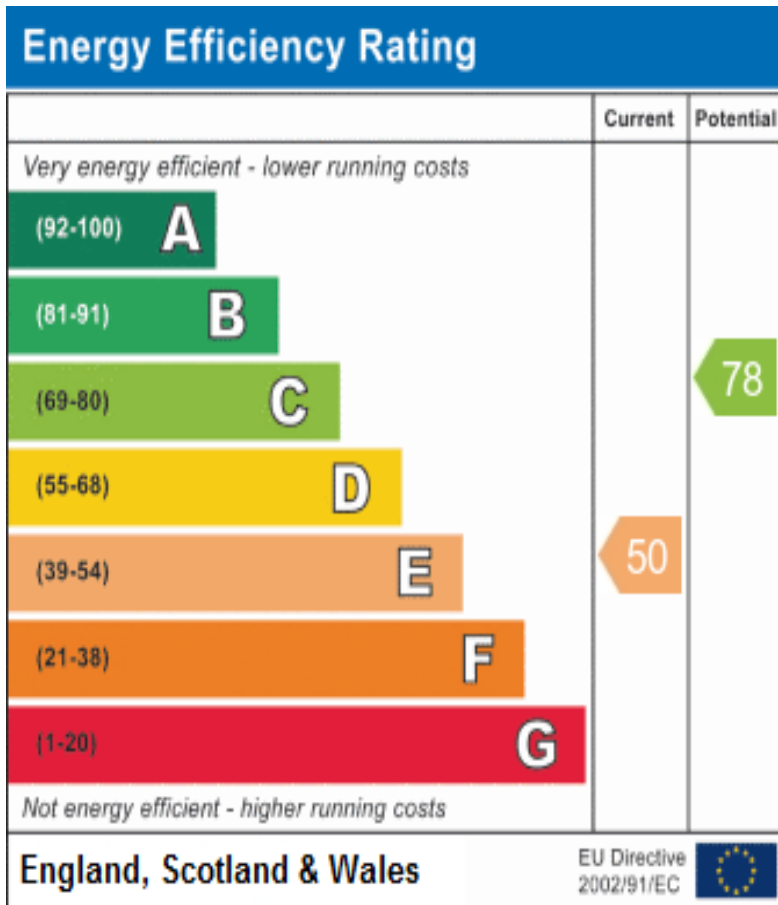


First Floor
Approximate Floor Area
690 sq. ft
(64.10 sq. m)

Approx. Gross Internal Floor Area 1350 sq. ft / 125.41 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.





These details are for guidance only and complete accuracy cannot be guaranteed. If there is at any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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