



GREEN LANE

LOWER KINGSWOOD

www.michael-everett.co.uk

14 GREEN LANE

LOWER KINGSWOOD KT20 6TB



2 RECEPTION ROOMS



KITCHEN



2 BEDROOMS



BATHROOM

APPROX: 1074.04 sq ft | 99.78 M² EPC RATING: F COUNCIL TAX BAND: E

A fantastic opportunity to acquire this detached bungalow requiring complete modernisation and standing in a large level plot.

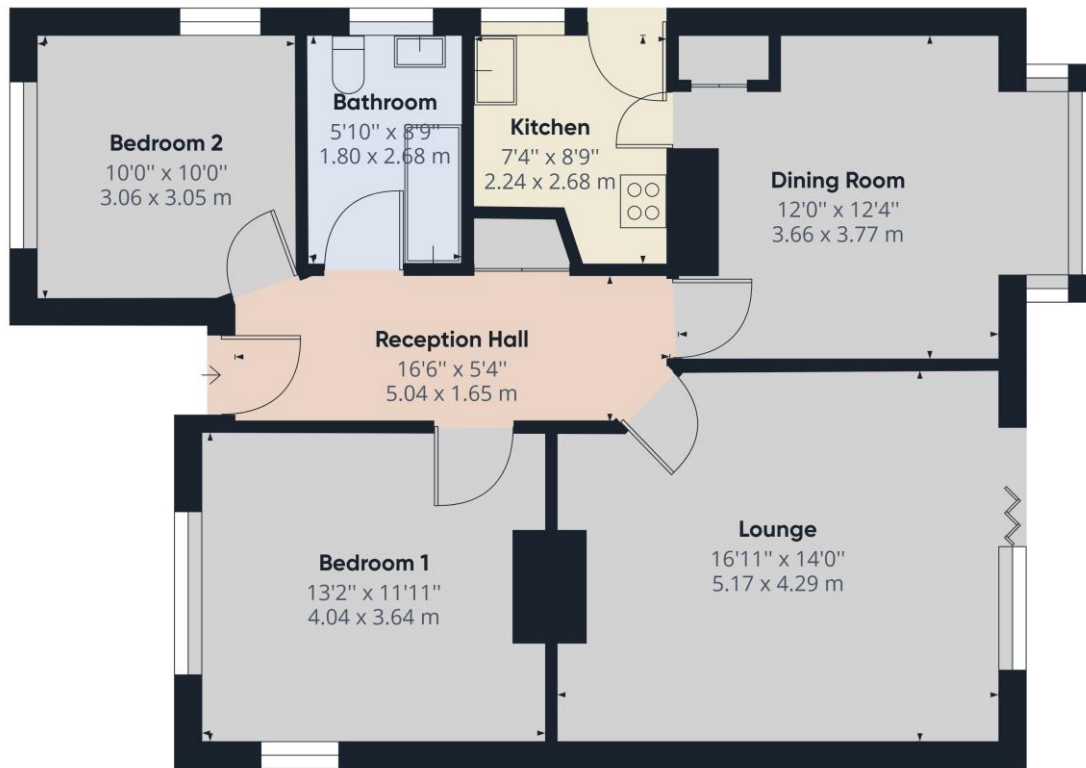
The property is being marketed for the first time, having been built by the current owners' grandfather in 1926 and is situated in this sought after village lane. There is excellent potential to extend, redevelop or turn the property into a chalet or house (subject to any required consents) as it sits between two substantially extended neighbouring houses.

The accommodation currently offers 2 reception rooms, a kitchen, 2 double bedrooms and a bathroom, an attached garage with own driveway and a large level rear garden backing onto allotments.

Lower Kingswood is situated midway between Banstead Village and Reigate town and is surrounded by some of Surrey's finest open countryside. There are local shops and post office, and a Marks and Spencer garage food hall for everyday shopping needs, whilst there is an Asda Superstore at nearby Burgh Heath and a choice of surrounding town centres. There is an excellent Junior School in the village and a choice of secondary and further education available in the wider area. The M25 is 2 miles to the south, whilst Tadworth, Kingswood or Merstham Stations provide services to London and the latter also Brighton.

PRICE: OFFERS IN EXCESS OF **£550,000**







WALTON ON THE HILL 61 Walton Street, Walton-on-the-Hill, Surrey KT20 7RZ
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IMPORTANT We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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