

£395,000

67 Drivers Mead, Lingfield



- Terraced Family Home
- Three Bedrooms
- Lounge with Feature Fireplace
- Kitchen
- Downstairs W.C.
- Family Bathroom
- Garden and Parking
- No Onwards Chain

For further information contact Garnham H Bewley:

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## 67 Drivers Mead, Lingfield, Surrey RH7 6EX

Garnham H Bewley are pleased to present to the market this spacious three bedroom terraced family home situated within a cul-de-sac in the ever popular village of Lingfield. This is the first time in many years this family home has been on the market and the accommodation boasts lounge with feature fireplace, kitchen, downstairs W.C., three bedrooms to the first floor and family bathroom. Outside the garden is a generous size and enjoys a great deal of privacy and to the front there is driveway parking for two cars. The property is offered to the market with no onwards chain and internal viewings come highly recommended to fully appreciate this great example of a terraced family home.

The ground floor consists of front door into entrance hall with stairs leading to the first floor, access to the downstairs W.C. and under stairs storage cupboards. The lounge is set to the front aspect with feature fireplace and window to the front. The kitchen overlooks the rear garden and has been fitted with a range of wall and base level units with areas of work surfaces, 1 1/2 bowl sink with drainer, integrated oven, gas hob with extractor hood above, integrated fridge/freezer, space for washing machine and window to the rear aspect.

The first floor consists of landing, main bedroom set to the rear aspect with built in wardrobe. Bedrooms two and three are both set to the front aspect with bedroom three benefitting from access to storage cupboard above the stairs. There is also the family bathroom which has been fitted with a panel enclosed bath with shower point and glass screen, wash hand basin, low level W.C., access to the airing cupboard and window to the rear aspect.

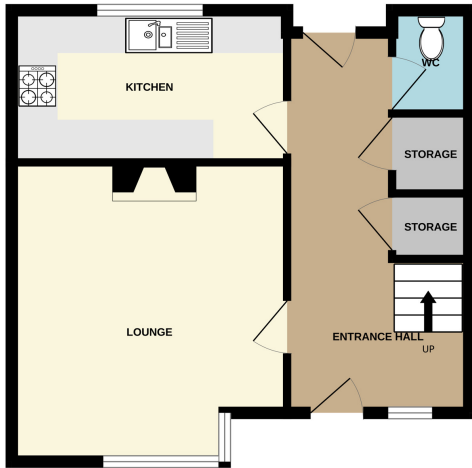
Outside the rear garden is fence enclosed with patio area ideal for seating and leading to a lawned garden. There is side access to the property through a shared arch way and to the front there is hard standing for two cars.



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GROUND FLOOR  
427 sq.ft. (39.7 sq.m.) approx.



## Accommodation

### Ground Floor Entrance Hall

#### Downstairs W.C.

#### Kitchen

13' 2" x 7' 3" (4.01m x 2.21m)

#### Lounge

14' 3" x 13' 1" (4.34m x 3.99m)

### First Floor Landing

#### Main Bedroom

14' 7" x 8' 11" (4.45m x 2.72m)

#### Bedroom 2

11' 3" x 8' 11" (3.43m x 2.72m)

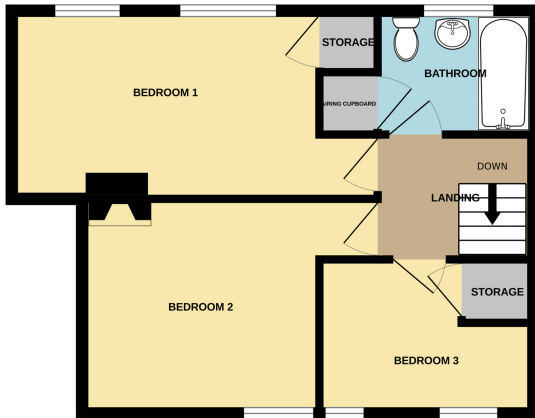
#### Bedroom 3

10' 2" x 7' 4" (3.10m x 2.24m)

#### Family Bathroom

6' 3" x 5' 11" (1.91m x 1.80m)

  
1ST FLOOR  
433 sq.ft. (40.2 sq.m.) approx.



TOTAL FLOOR AREA : 860 sq.ft. (79.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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