



This family home is situated in a private cul-de-sac within the Claremont Estate.

Claremont End, Esher, Surrey, KT10

£4,950 pcm plus fees apply, Unfurnished
Available from 30.08.2020

savills

- Impressive six bedroom house, designed by Blair Imrie
- Located in one of Esher's most sought after private estates.
- Beautiful garden at the rear of the property that is not overlooked.
- The kitchen leads onto a breakfast room with doors to the garden and is ideal for entertaining.
- The ground floor boasts versatile reception space with a formal lounge with views to both the front and rear of the property
- A well equipped utility room with access to the garage

About this property

This impressive six bedroom house, designed by Blair Imrie, is laid out over two floors and is ideal for a busy family wanting good sized bedrooms and ample reception space in one of Esher's most sought after private estates. One of the best features its beautiful garden at the rear of the property that is not overlooked.

The ground floor boasts versatile reception space with a formal lounge with views to both the front and rear of the property. The kitchen leads onto a breakfast room with doors to the garden and is ideal for entertaining. There are two additional reception rooms at the rear of the house that are versatile in nature but would suit an informal lounge and games room. The front family room is currently being used as a study but could serve as a formal dining room if required.

The first floor of the house boasts six bedrooms; the master bedroom has views to the garden and an en suite bathroom with bath and separate shower. There is a further double en suite bedroom and four bedrooms that

have the use of two additional bathrooms. A fantastic feature of the property is that all the bedrooms have built-in storage and extensive views to the gardens.

Additional features of the house include a study or home gym with doors to the garden, a guest w.c on the ground floor and a well equipped utility room with access to the garage. Further benefits of this location, is use of the exclusive 9 hole golf course located at the centre of the estate.

Furnishing

Unfurnished

Local Authority

Elmbridge
Council Tax Band = H

Energy Performance

EPC Rating = E

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Esher Lettings Office.
Telephone: +44 (0) 1372 461 932.





Local Information

Claremont End is based in private grounds that are part of the renowned Claremont Estate, that in previous years, was home to George Harrison. During this time, it was frequented by The Beatles, where they recorded most of The White Album demos.

The estate, formerly part of Claremont House, was visited by Queen Victoria, who in 1843, said her time spent at Claremont was 'the happiest days of my otherwise dull childhood'.

Located in a picturesque private cul-de-sac that is 0.8 miles from Esher High Street, with the closest transport links being Claygate station (1.3 miles) and Esher station (1.9 miles)

The property is in a popular location for families looking to get access to London and is ideally situated for schools including Claremont Fan Court School which is under 500 yards away and ACS International School that is 2.3 miles away in Cobham. The K3 bus stop is situated on Clare Hill and has routes to both Esher as well as Kingston and Roehampton.

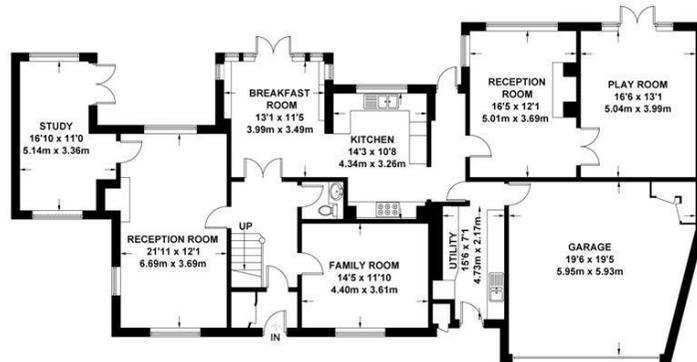
Claremont End, Esher, Surrey, KT10
 Gross Internal Area 3795 sq ft, 352.6 m²

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Claremont End

Approximate Gross Internal Area = 352.6 sq m / 3795 sq ft
 (Including Garage)



Ground Floor



First Floor

Exposure House © 2016 (ID261703)
 www.exposurehouse.co.uk

Whilst every attempt has been made to ensure the accuracy of this floor plan, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error or omission. This illustration is for identification purposes only. Measured and drawn in accordance with RICS guidelines. Not drawn to scale, unless stated. Dimensions shown are to the nearest 3" and are to the points indicated by the arrow heads.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	51	60
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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*There are different rules and fees for different tenancy types. For details of our fees and charges please go to Savills.co.uk/tenant-fees. For more detailed information read our applicant guide at savills.co.uk/applicant-guide. Hard copy available on request. . 20200623ELWE

