



Beautifully appointed home with fantastic gardens

19 Trystings Close, Claygate KT10 0TF

Freehold



Reception/dining room • Kitchen/breakfast room • Utility room • 4 bedrooms • 2 bathrooms • Self-contained annexe • Gardens • Garage

Local information

Trystings Close is located in Claygate, an attractive and sought after Surrey Village and Claygate Parade offers a variety of independent shops, restaurants and cafés.

The property lies about 1.3 mile from Claygate station where there is a regular and direct commuter service to London Waterloo (journey time from 29 minutes).

It is also very close to the A3 providing easy access to London and the motorway network.

The Elmbridge area also offers an excellent choice of state and independent schools.

About this property

This lovely family home is situated in an elevated position within a quiet cul-de-sac. The accommodation is both spacious and very well-presented throughout.

You are welcomed in to the entrance hall with cloakroom and understairs storage. The expansive open plan 'L' shaped reception/dining room benefits from bi-folding doors and wooden floors. The kitchen/breakfast room has ample wall and base units and integrated appliances. Adjacent is a useful utility room and further hallway providing more storage and stairs

to the annexe.

The first floor comprises of the master bedroom with en suite shower room. There are three further generously sized bedrooms and family bathroom.

The separate self-contained annexe has a sitting room, kitchen, bedroom and shower room. The annexe also enjoys its own private access.

Due to the elevated position there are some fantastic views over Claygate and beyond.

Externally to the rear there is a spectacular landscaped garden with an abundance of shrubs and well-stocked beds, a raised lawn area which is surrounded by mature trees which provide a high level of seclusion with a wonderful paved area providing an ideal spot to sit and enjoy the garden. There is a further terraced area ideal for dining al fresco. To the front of the property there is plenty of off-street parking in addition to the garage.

Tenure

Freehold

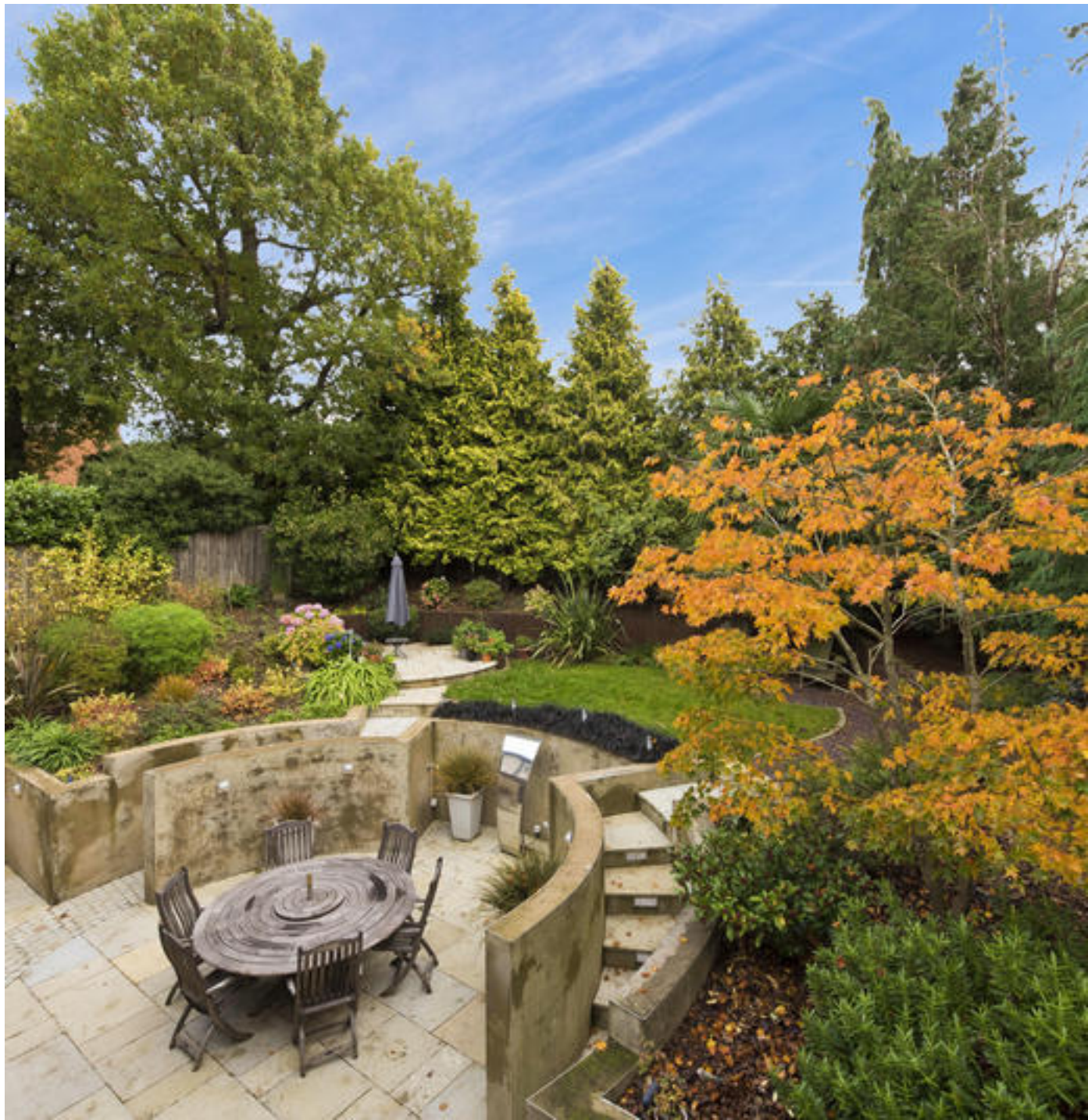
Local Authority

Elmbridge Borough Council

Viewing

Strictly by appointment with Savills or their joint agents.

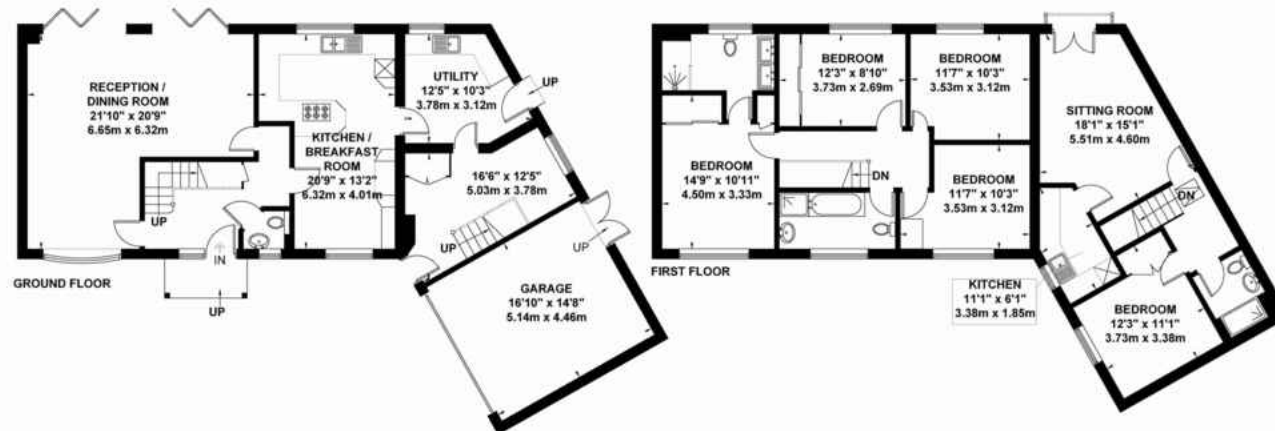






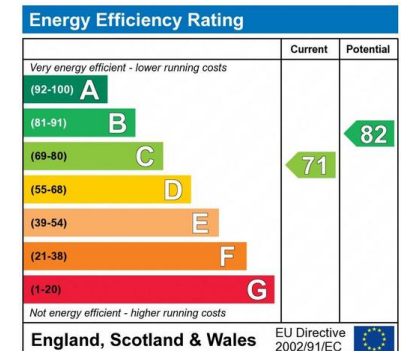
Trystings Close, Claygate

Approximate Gross Internal Area = 208.7 sq m / 2246 sq ft
Garage = 23.1 sq m / 248 sq ft
Total = 231.8 sq m / 2495 sq ft



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