



Headley Chase, Epsom, KT18 6JW

welcome to

Headley Chase, Epsom, Kt18

Headley Chase | Incentives Available* | A Collection of 3, 4 and 5 Bedroom Homes | Located in 17 acres of picturesque grounds | Premium Interiors | EV Charging | Excellent rail connections to London Waterloo within 45 minutes.



PLOTS: 5, 21* & 23



HEADLEY CHASE

An attractive four-bedroom detached home built by award winning Elivia homes, extending to approximately 1,823 sq ft, combining a spacious open plan kitchen family room with separate Lounge and separate dining / snug room, with a high-quality contemporary specification.

The ground floor offers a separate living room, a separate dining room / snug and impressive open-plan kitchen/dining/family room with quartz worktops, Bosch integrated appliances, stylish cabinetry and underfloor heating. French doors open directly onto the private rear garden, whilst a utility room, guest cloakroom and useful storage complete the ground floor.

Upstairs are four well-proportioned bedrooms, including a principal bedroom with fitted wardrobes, ensuite shower room with double vanity setting; ensuite shower room from the second bedroom, plus a contemporary family bathroom.

Outside, the home benefits from a private garden with patio and lawn, garage, parking for 3 cars, energy-efficient air source heating and a 10-year build warranty.

*Images depict the show homes for demonstration purposes only. Incentives are subject to Developer T&Cs, plot specific. Journey Times: [googlemaps.co.uk](https://www.googlemaps.co.uk)

welcome to

Headley Chase, Epsom

- Home 23 The Juniper
- 4 Bedroom Detached House
- Garage & 3 Parking Spaces
- 1823 SqFt
- Set within 17 Acres of Picturesque Grounds
- Excellent Rail Connectivity - Leatherhead to Waterloo approx. 45 Minutes
- 1st Year Mortgage Paid
- Exclusive Collection of 3, 4 & 5 Bedroom Houses

Tenure: Freehold EPC Rating: Exempt

£1,250,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EPS110709



Property Ref:
EPS110709 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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