



DOWNSIDE COMMON ROAD

Cobham, Surrey, KT11



ATTRACTIVE PERIOD HOME ENJOYING VIEWS OF DOWNSIDE COMMON, KT11

A detached family home offering almost 4,000 sq ft with a south-facing garden and fabulous views.



Local Authority: Elmbridge Borough Council

Council Tax band: F

Tenure: Freehold



DESCRIPTION

Upon entering the property, a spacious hallway leads to all reception rooms. The kitchen is well-equipped, overlooks the rear garden, and has useful side access. Adjoining this is the superb-sized living room, which opens on to the conservatory, providing access to the south-facing garden. There is a separate formal dining room, a study and a family room completing the downstairs accommodation.

The first floor comprises the principal bedroom with a luxury en suite bathroom, including a freestanding bath tub and a separate shower. There are four further bedrooms and two bathrooms.

Outside, the south-facing rear garden is mainly laid to lawn with mature hedges, trees and a terrace spanning the width of the house, perfect for entertaining. Outbuildings include an attractive cabin with a loft, an office, a summer house, and a greenhouse.







To the front of the property is a pretty lawned area, with an attractive brick wall and railings. There is parking for numerous cars and access to the detached double garage.

Downside Common Road is situated in the picturesque village of Downside, just south of Cobham. This popular semi-rural location offers excellent dog walking through the countryside, a village pub/brasserie, St. Matthew's Infant School and Downside Pre-School. Bookham Common Nature Reserve also offers excellent trails.

Cobham High Street is approximately 1.3 miles away, offering a great selection of boutique shops, supermarkets and restaurants, including The Ivy Brasserie.

Effingham Junction train station (1.9 miles) and Cobham and Stoke d'Abernon (2.7 miles) offers a regular service to London Waterloo and Guildford.

There is easy access to the A3, which links to Junction 10 of the M25, which is useful for connections to London Gatwick and Heathrow Airport.





Downside Common Road, KT11

Approximate Gross Internal Area = 255.3 sq m / 2748 sq ft
 Garage / Office = 54.6 sq m / 588 sq ft
 Summer House = 16.2 sq m / 175 sq ft
 Cabin = 36.8 sq m / 397 sq ft
 Shed = 1.7 sq m / 19 sq ft
 Total = 364.6 sq m / 3927 sq ft

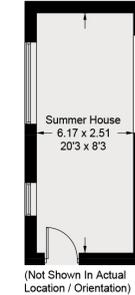
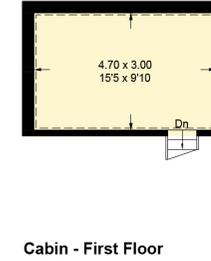
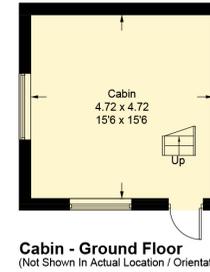
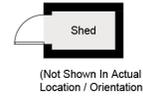
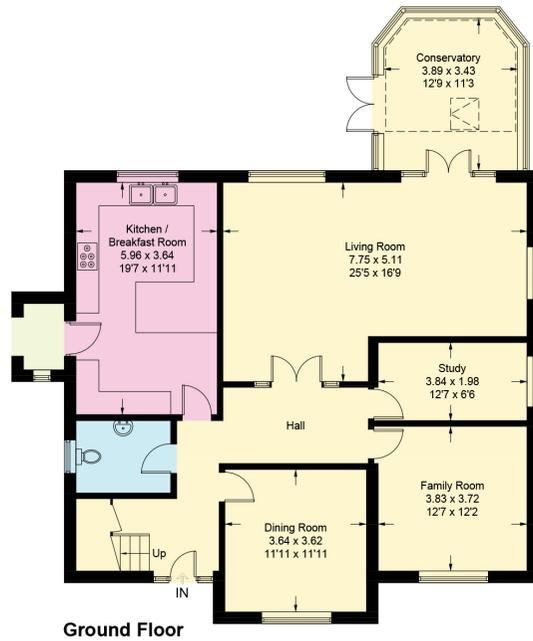


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1285351)

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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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