



**Hare Lane,
Esher**





A charming detached Regency style period home believed to date back to the early 1800's in the original house with subsequent later additions perfectly located for the Claygate village and numerous local schools.

The property offers spacious rooms throughout including five bedrooms, two bathrooms and five reception rooms, all well proportioned. The home retains a number of character features including wood floors, shutters and fireplaces and an Aga in the kitchen/breakfast room. In addition the property provides parking, garaging and a mature rear, well tended rear garden.

Esher high street has an excellent range of restaurants and facilities including Waitrose, Giggling Squid, The Good Earth, Everyman Cinema and a number of coffee shops and pubs.



Claygate station - 0.5 miles
Esher High Street - 1 mile
Esher station - 1.5 miles
A3 - 1.5 miles
Cobham - 5 miles
Kingston - 5 miles
Central London - 20 miles





Ideally located for Esher Church School, Milbourne Lodge and Claremont Fan Court schools as well as Esher Tennis Club, Esher town centre and Clayate village and station. Woodland walks, cycling and running is on your doorstep via Arbrook Common at the end of the lane. Additional schools in the surrounding area include Rowan, Shrewsbury House, The ACS Cobham International School, Reeds, Danes Hill and Surbiton High.

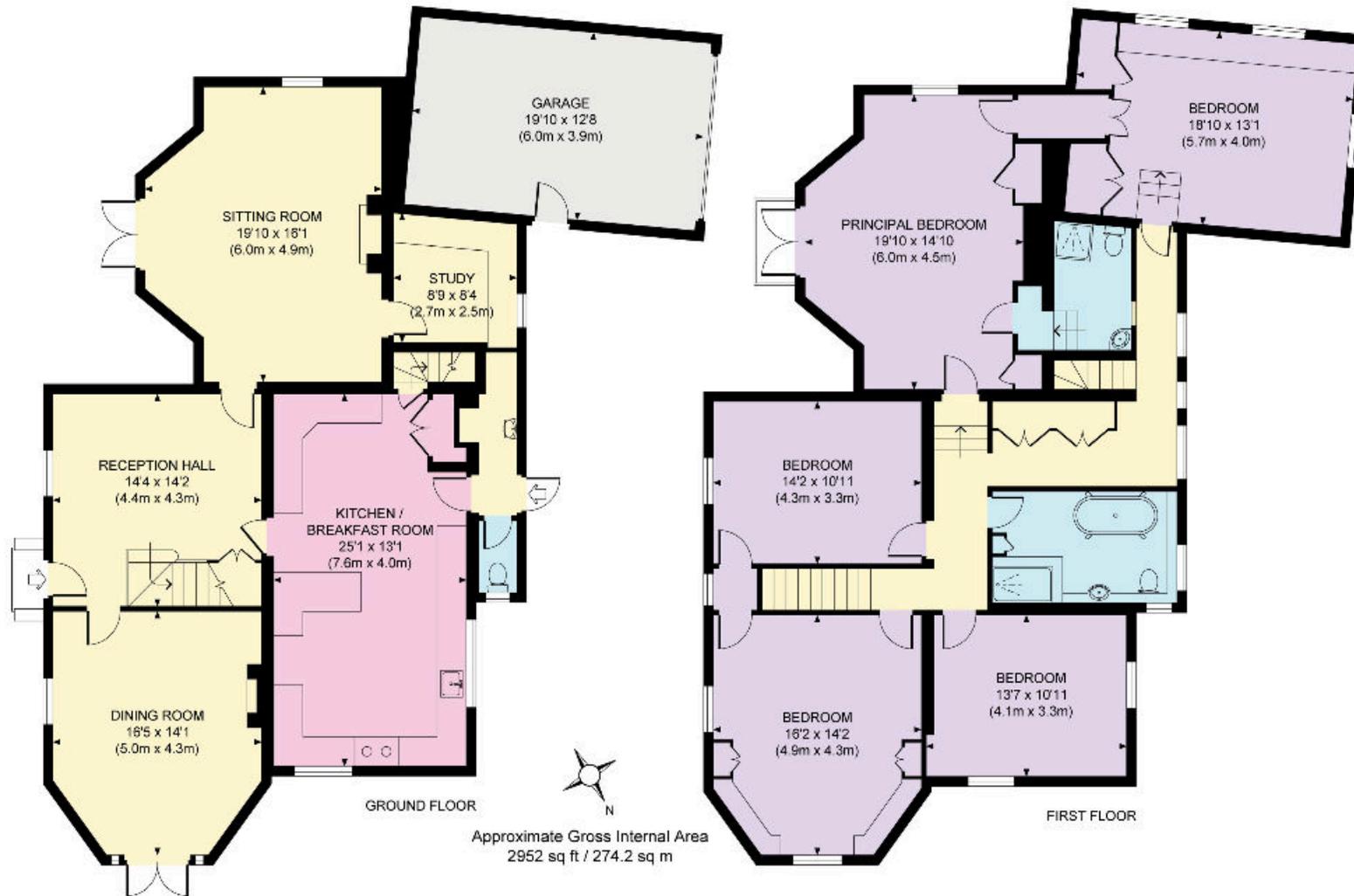
There is an excellent choice of recreational activities with Sandown Park offering horse racing, skiing, golf, go-karting, gym and squash, the historic Hampton Court Palace and the National Trust owned Claremont Landscaped Gardens distance away providing a wide selection of high street names and department stores.

Communication links are excellent with the station providing a fast and frequent service to London Waterloo. The A3 provides direct access to central London, the M25, Heathrow and Gatwick airports and the South.



All distances are approximate.

All state school references are subject to catchment areas.



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Connecting people & property, perfectly.

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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