



39 Halcyon Close, Oxshott, KT22 0HA

£2,500 Per calendar month

OXSHOTT OFFICE
High Street, Oxshott, Surrey KT22 0JP
Tel: 01372 844 200 Email: oxshott@boycethornton.co.uk

www.boycethornton.co.uk

Immaculately presented four bed, three bath link - detached house, well screened landscaped gardens. Available mid - June. EPC B

HOW TO GET THERE

From our office in Oxshott proceed towards Leatherhead past The Bear PH, taking the second turning into Charlwood Drive, turn right taking the next turning into Burn Close, Halcyon Close is approached via electric gates with number 39 being the first on your right.

SITUATION AND DESCRIPTION

Situated within this secure gated estate built in 2010, the property is presented in immaculate condition. Available to rent from Mid - June.

ENTRANCE HALL

Coat cupboard.

KITCHEN/DINING ROOM

4.7m x 3.23m (15'5" x 10'7")

Range of base and wall units with granite worktops, under-mounted 1 ½ bowl stainless steel sink, integrated appliances to include dishwasher, fridge freezer oven and separate grill, gas hob with extractor over.

LIVING ROOM

4.7m x 3.23 (15'5" x 10'7")

Dual aspect with french doors to garden, wood floors and stone fireplace with gas fire.

CLOAKROOM

Low level w.c. , wash hand basin.

STAIRS TO FIRST FLOOR LANDING

Storage cupboard

BEDROOM TWO

4.7m x 2.69m (15'5" x 8'10")

Front aspect with range of fitted wardrobes.

ENSUITE SHOWER ROOM

Low level w.c. , pedestal wash hand basin, shower cubicle.

BEDROOM THREE

3.25m x 2.57m (10'8" x 8'5")

Rear aspect , fitted wardrobes.

BEDROOM FOUR

3.25m x 1.95m (10'8" x 6'5")

Rear aspect.

FAMILY BATHROOM

Tile enclosed bath , pedestal wash hand basin, low level w.c.

MASTER BEDROOM

7.36m x 2.82m (24'2" x 9'3")

Situated on the second floor with dressing area with range of fitted cupboards.

ENSUITE BATHROOM

Tile enclosed bath, separate shower cubicle, pedestal wash hand basin low level w.c.

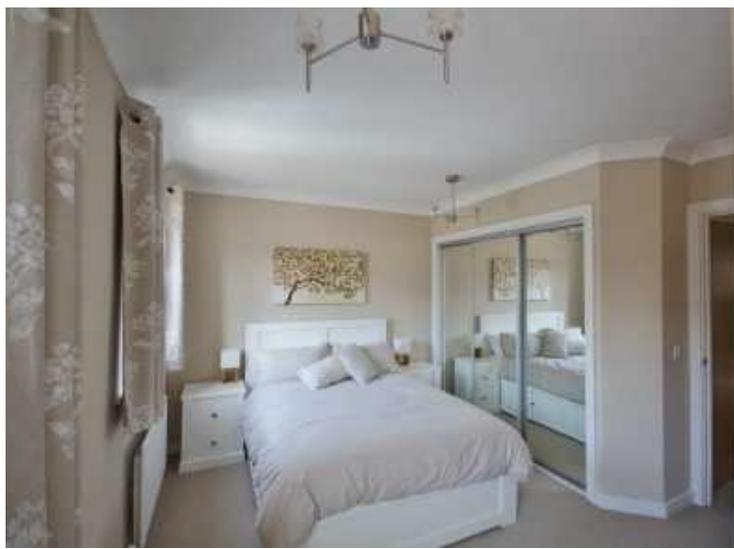
GARAGE

5.31m x 2.7m (17'5" x 8'10")

Door to rear, up and over door with power and light.

GARDEN

Well screened landscaped gardens with patio terrace and decorative pond, gate to side.



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Approximate Gross Internal Area = 125.1 sq m / 1346 sq ft

Garage = 14.3 sq m / 154 sq ft

Total = 139.4 sq m / 1500 sq ft

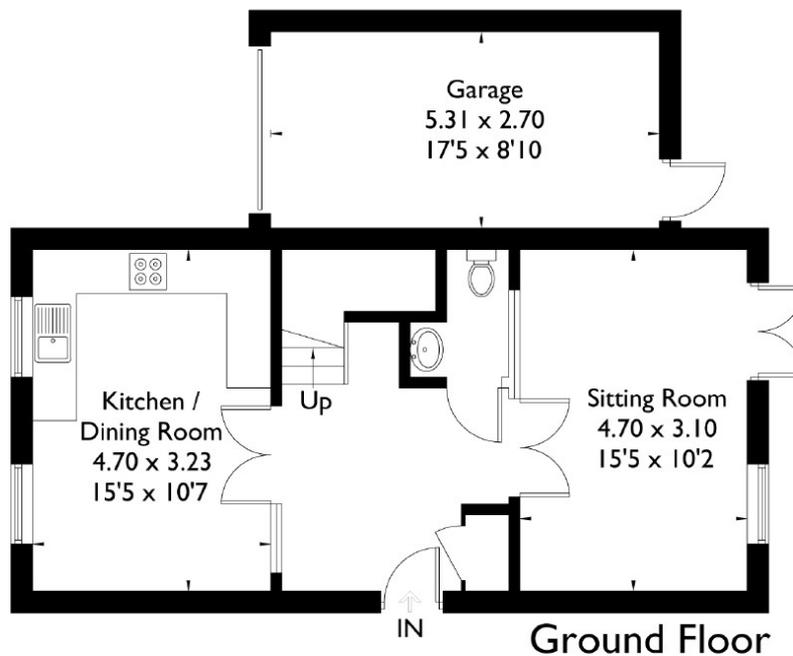
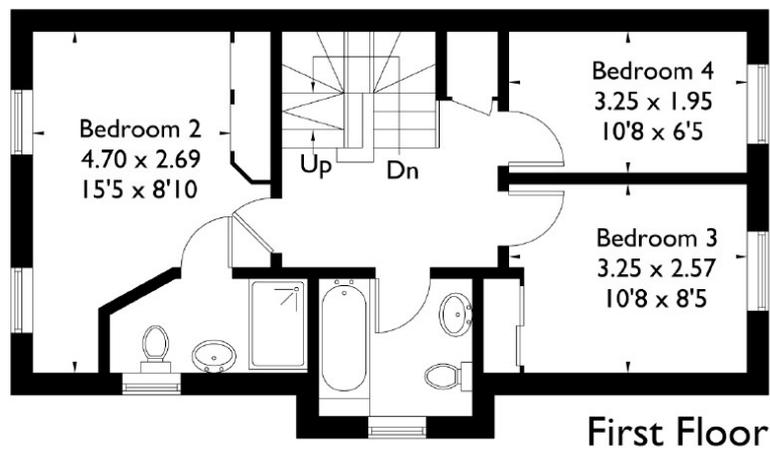
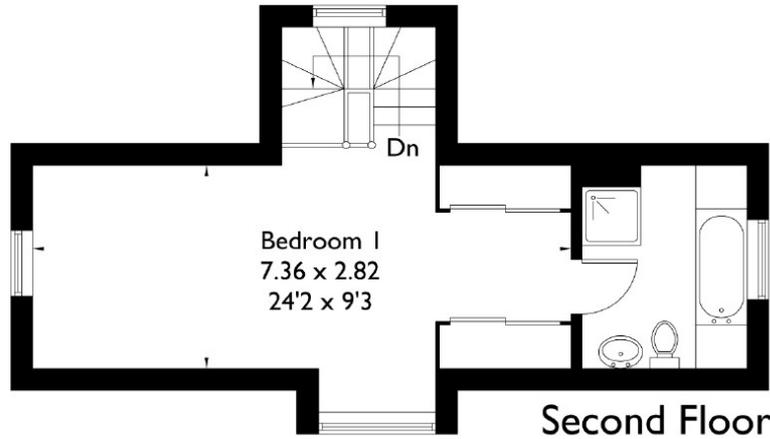
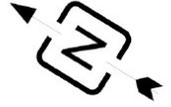


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