



**WALSINGHAM GARDENS, STONELEIGH, EPSOM, SURREY, KT19  
OFFERS OVER £725,000 FREEHOLD**

**A SUPERB FOUR/FIVE-BEDROOM FAMILY HOME WITH  
MODERN KITCHEN, 100FT GARDEN, GENEROUS  
DRIVEWAY SET IN A SOUGHT-AFTER LOCATION**

**Winkworth**

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[winkworth.co.uk](http://winkworth.co.uk)

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## AT A GLANCE

- Substantial Semi-Detached Family Home
- Four/Five Bedrooms
- Spacious Through Living Room/Family Room
- Modern Kitchen/Diner
- Downstairs Study/Snug
- Ground Floor WC
- Upstairs Family Bathroom
- Garden approx. 100ft
- Off Street Parking on Drive
- Half Mile to Stoneleigh Train Station
- Close to Auriol Junior School

## DESCRIPTION

Situated in a sought-after residential road in the heart of Stoneleigh, this beautifully presented four/five-bedroom family home offers spacious and versatile accommodation, a superb circa 100ft rear garden and excellent access to local amenities, schools and transport links.

The ground floor features a welcoming entrance hall leading to an impressive through living room, providing generous space for both relaxing and entertaining, with doors opening directly onto the garden. A separate study/snug offers valuable additional living space and is ideal for home working. The modern kitchen/breakfast room is a particular highlight, fitted with an attractive range of units, integrated appliances and ample space for family dining. A downstairs WC completes the ground floor.

Upstairs, the property provides four/five bedrooms, offering excellent flexibility for growing families, guests or further home-working space, alongside a family bathroom. Several bedrooms also benefit from useful, fitted storage.

Externally, the fantastic rear garden extends to approximately 100ft and is beautifully established, featuring lawn, mature planting and various seating areas, creating a wonderful setting for families and outdoor entertaining. To the front, a substantial driveway provides ample off-street parking.

Locally, Stoneleigh Broadway offers a range of shops, cafes, restaurants and amenities including Stoneleigh Station which provides fast and frequent services to Central London. Worcester Park high street is approx. 1 mile from the property and offers further shops plus a Zone 4 train station. Families seeking well-regarded education will have a choice of schools including The Mead Infant and Nursery School and Auriol Junior School.



## ACCOMMODATION

**Living Room** - 24'5" x 11'5" max (7.44m x 3.48m max)

**Kitchen/Diner** - 16'8" x 13' max (5.08m x 3.96m max)

**Study/Snug** - 10'9" x 9'9" max (3.28m x 2.97m max)

**Downstairs WC**

**Bedroom** - 12'9" x 11' max (3.89m x 3.35m max)

**Bedroom** - 11'6" x 10'5" max (3.5m x 3.18m max)

**Bedroom** - 12'3" x 9' max (3.73m x 2.74m max)

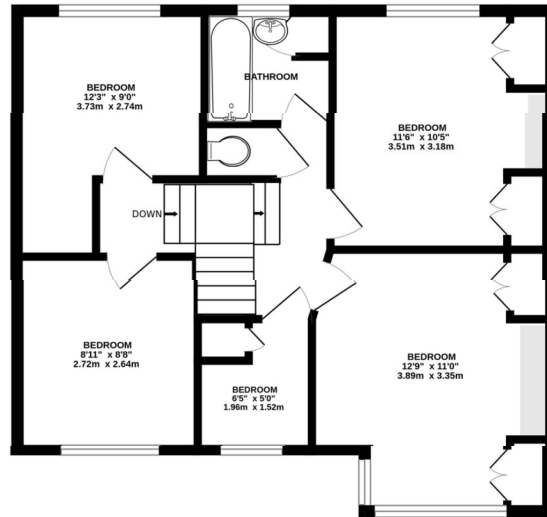
**Bedroom** - 8'11" x 8'8" max (2.72m x 2.64m max)

**Bedroom** - 6'5" x 5' max (1.96m x 1.52m max)

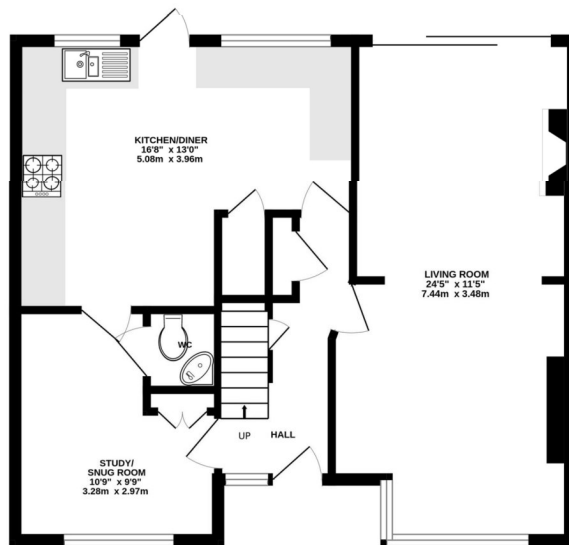
**Family Bathroom**

**Garden** - Approx. 100ft

**Off Street Parking on Drive**



FIRST FLOOR



GROUND FLOOR

**Walsingham Gardens, Stoneleigh KT19 0LZ**  
 INTERNAL FLOOR AREA (APPROX.) 1250 sq ft/ 116.0 sq m  
 Garden extends to 100' (30.48m) approx.



Whilst every attempt has been made to ensure the accuracy of this floor plan, measurement of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Made with Metropix © 2026.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         | 82 B      |
| 69-80 | C             |         |           |
| 55-68 | D             | 61 D    |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

