



CHEYNE COURT, PARK ROAD, BANSTEAD, SURREY, SM7

£325,000

LEASEHOLD

Winkworth



PARK ROAD

BANSTEAD, SURREY, SM7

A BRIGHT AND SPACIOUS TWO BEDROOM DUPLEX MAISONETTE WITH GARAGE.

Situated in an established residential position being within easy reach of Banstead High Street with its blend of local and national retailers. Frequent bus services are available to neighbouring towns including Epsom, Sutton and Reigate. The Lady Neville Recreation Ground with its park café is close by, as are Banstead Downs and Cuddington Golf Courses.



BANSTEAD OFFICE

01737 362 362 | banstead@winkworth.co.uk

AT A GLANCE...

- Entrance Hall
- Living Room - 15'2" x 11'9" max (4.62m x 3.58m)
- Dining Area - 9'8" x 7'10" max (2.95m x 2.39m)
- Kitchen - 7'3" x 7'0" (2.21m x 2.13m)
- Bedroom 1 - 12'0" x 11'9" (3.66m x 3.58m)
- Bedroom 2 - 12'7" x 8'9" (3.84m x 2.67m)
- Bathroom - 8'10 x 6'1" (2.69m x 1.85m)
- Garage - 15'0" x 8'6" (4.57m x 2.59m)
- Council Tax Band C

THE PROPERTY

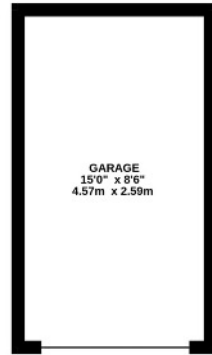
This spacious split-level maisonette with garage requires modernisation throughout but offers the space of a house for the cost of an apartment. Internally, you enter the property on the ground floor which offers space for coats and shoes.

Stairs lead you to the first floor where you will find a large living room opening to a dining area, this room benefits from large double aspect windows. The modern fitted kitchen offers all the appliances required.

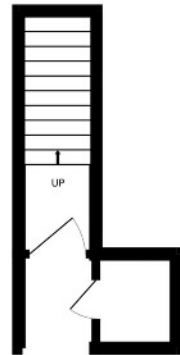
To the second floor you have the master bedroom with small walk-in wardrobe and a generously sized second bedroom. The modern family bathroom finished with a white suite and shower over bath completes the accommodation.

A viewing is highly recommended to really appreciate the size and space this property has to offer.

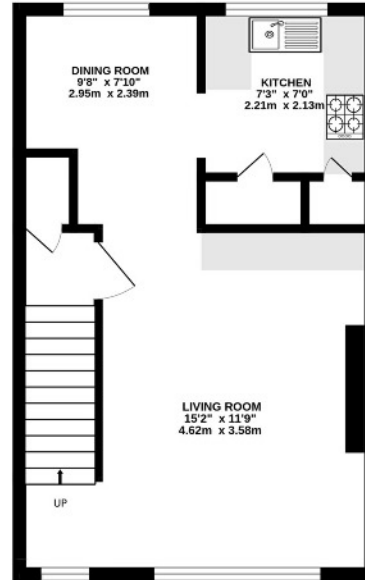




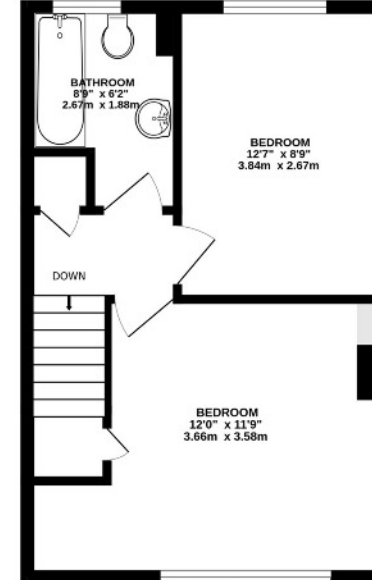
Park Road, Banstead
INTERNAL FLOOR AREA (APPROX.) 790 sq ft/ 73.4 sq m
Excluding Garage



GROUND FLOOR
ENTRANCE



FIRST FLOOR



SECOND FLOOR

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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 © 2025.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 71 C | 76 C |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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Banstead office

100 High Street, Banstead, SM7 2NN
01737 362 362 | banstead@winkworth.co.uk

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Winkworth

See things differently.