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platformproperty  
estate agency evolved



**63 Chestnut Copse, Oxted, Surrey RH8 0JJ**  
**£499,950 - Freehold**



## PROPERTY DESCRIPTION

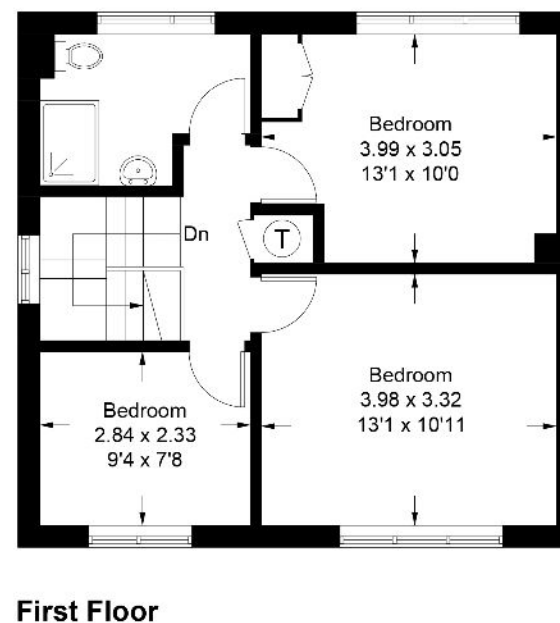
**\*CHAIN FREE\*** A three bedroom semi detached house located in a secluded location on Chestnut Copse, RH8. The property which requires modernisation throughout benefits from three first floor bedroom including two doubles, family first floor bathroom and downstairs cloakroom, two reception rooms, off street parking, front and rear gardens. This family home also has potential extension opportunities (STP.) Call us now, we are **\*\*Open 8am – 8pm 7 Days a Week\*\***

## POINTS OF INTEREST

- SEMI DETACHED HOUSE
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- GARAGE + OFF ROAD PARKING
- GARDEN
- REQUIRES MODERNISATION
- HURST GREEN STATION 14 MINUTES WALK



Approximate Gross Internal Area = 122.4 sq m / 1317 sq ft  
(Including Garage)



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 decisions reliant upon them. (ID918557)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	<b>A</b>		
(81-91)	<b>B</b>		81
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		59
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales			