

# The Mead, Ashtead KT21



## A house and large plot of land for sale with outline planning permission to build a new home.

A development opportunity on a plot of just under 0.5 acres in The Mead, a private road located in the heart of Ashted and within the popular "lanes" area of the village. Planning permission (Ref: MO/2019/0742/OUT") has been granted to replace the existing property with a five bedroom detached house. The existing house was fully refurbished in 2018 and is occupiable pending redevelopment.

Ashted village is just a short distance away and provides an excellent range of local shops including a butchers, bakers, fishmongers and organic greengrocers. Ashted station is approximately 1 mile away and offers services to Waterloo, Victoria and London Bridge. The property is conveniently situated for Ashted Cricket Club, one of the county's best village cricket clubs.

Epsom town centre is located within a few miles and boasts an excellent range of shops including the Ashley shopping centre, a variety of restaurants, pubs, coffee shops and an Odeon cinema. Between Ashted and Epsom is the RAC at Woodcote Park, set in 350 acres of beautiful Downs countryside in Surrey, features two 18-hole golf courses, four squash courts, six floodlit tennis courts, a modern gym, an indoor swimming pool, treatment rooms, restaurants, bars and accommodation. Local family activities include Hobbledown Adventure Park and Farm and Bocketts Farm.

*Ashted village 0.7 miles  
Ashted station 1 mile  
Leatherhead 2 miles  
Epsom 3 miles  
Dorking 8 miles  
Central London 23 miles  
M25 (J9) 2 miles (\*distances approximate).*

**\*The drawn pictures are only artist impressions. The appearance and materials of the new house, and landscaping are reserved matters.**







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**We would be delighted to tell you more.**

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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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