Parkview Way, Epsom

The PERSONAL Agent

Offers In Excess Of £600,000
Freehold

- Short walk of zone 6 station
- Highly desirable development
- Three generous bedrooms
- Spacious & bright reception room
- Kitchen/breakfast room
- Downstairs cloakroom
- En suite shower room & Main bathroom
- Private tandem driveway to side
- Landscpaed South facing rear garden
- Close to open parkland & green spaces

Occupying a fantastic position within this highly sought after development and located approximately 50 meters from acres of beautiful private parkland, this extremely well appointed and immaculately presented semi detached home warrants immediate inspection to fully appreciate everything it offers.

The property has been well maintained by the current owners and is presented in very good order throughout, stand out features include Amtico flooring with underfloor heating throughout the entire ground floor and private Southerly facing rear garden. Being built with sustainable living firmly in mind and incorporating an air circulation/ventilation system with Eco friendly heat recovery system, this stunning modern home should be viewed at your earliest convenience.

Coupled with enjoying an enviable position, the property benefits from being just a short walk (8 minutes) from Ewell West railway station (zone 6) with a comprehensive service to London Waterloo taking just 34 minutes. Moreover this property is ideally situated close to a selection of highly regarded local schools, including Epsom College, Rosebery School and Glyn School.

The property benefits from genuine bright and light accommodation and comprises of a large entrance hallway, downstairs w/c, a generous living room with French doors opening directly to the rear garden and a kitchen/breakfast room with integrated appliances throughout.

The generous accommodation continues on the first floor. The master bedroom has double built-in wardrobes and a luxurious ensuite shower room, there is a further double guest room, a well proportioned third bedroom and a modern white bathroom suite. On the first floor landing there is a large airing cupboard and access to the loft area, with potential to extend (STTP) providing extra storage.

A real feature of the property is the coveted South facing rear garden which enjoys an excellent degree of privacy compared to similar properties within the development. To the side of the property there is parking for two cars (Tandem driveway).

Viewing is strongly advised to fully appreciate this well balanced and extremely well presented home and with Ewell West railway station (zone 6) just a short walk away, close proximity of Epsom town centre with its mainline railway station with links to London Waterloo, Victoria and London Bridge, and on the periphery of Horton Country Park with David Lloyd leisure centre, this modern, attractive home sets the bar very high indeed.

Tenure: Freehold
Annual service charge amount (£) - £600.00
Council Tax Band: D

PLEASE NOTE: Whilst we believe the information above to be correct, we are unable to guarantee this information until such time as we have formally verified it with the sellers. Therefore you are advised to clarify any information with your chosen legal representative before proceeding with the purchase of this property.

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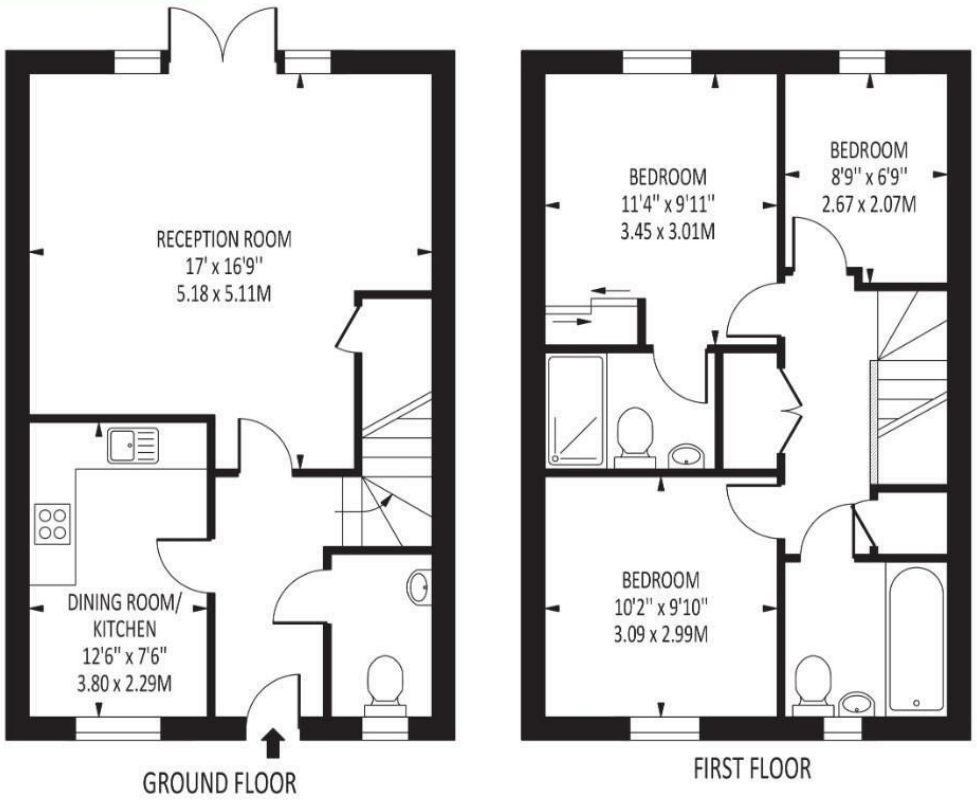
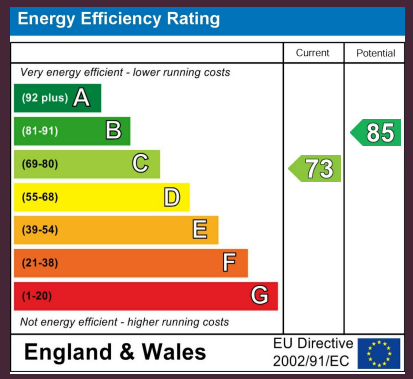
Parkview Way

Total Area: 929 SQ FT • 86.32 SQ M





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