



Ewell By Pass, Stoneleigh/Ewell

The **PERSONAL** Agent

Price Guide £575,000

Freehold

- Versatile Chalet Style Semi Detached House
- Spacious Entrance Hall
- Downstairs Shower Room With W.C
- Lounge With Bay Window To Front
- Study/Bedroom Five
- Kitchen/Dining/Family Room
- Four First Floor Bedrooms
- Family Shower Room
- Level and Secluded Rear Garden
- Private Driveway and No Onward Chain

The Personal Agent are delighted to offer this versatile four/five bedroom semi detached chalet style family home, offering an impressive 1347 sq ft of living space with a private driveway with parking two cars and level and secluded rear garden and offered to market with no onward chain.

Some of the standout features include open plan kitchen dining/family room with patio doors leading out to a level and secluded rear garden and three independent reception rooms.

As you enter the home you are greeted by a spacious entrance hall with access to a handy downstairs shower room with W.C and there are three independent reception rooms; a living room with a



feature fireplace, herringbone style floor and bay window to front, a study/home office which can also be used a fifth bedroom and open plan family/dining room, opening to a fitted kitchen providing a choice of social spaces for the whole family to enjoy.

Upstairs there are four generously sized bedrooms, which are complemented by a separate shower room consisting of a double walk in shower.

Outside the rear garden is secluded and features a paved terrace which leads to level lawn and a large wooden timber shed.

Stoneleigh is a highly sought after residential area with a bustling Broadway of shops and restaurants at its

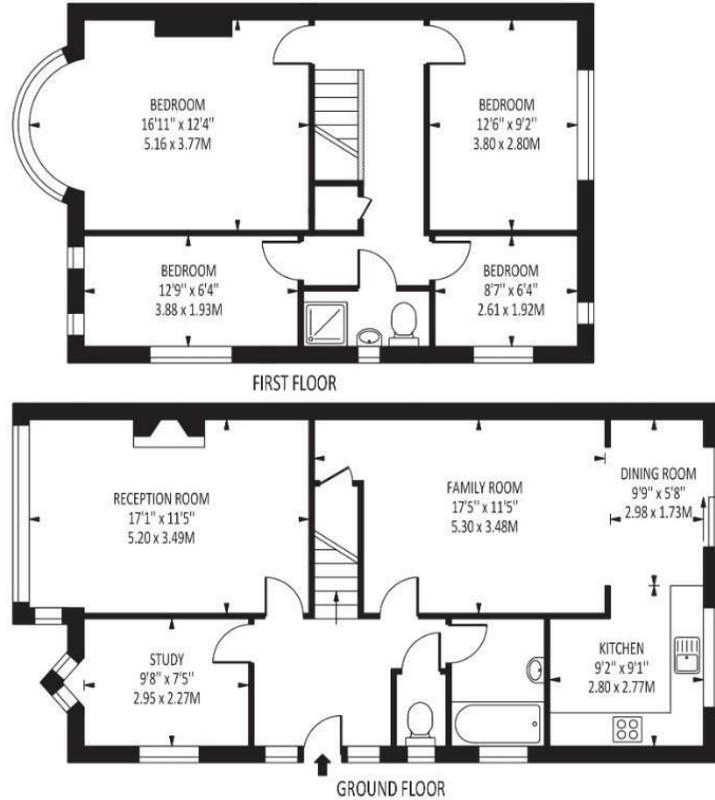
heart, as well as a mainline railway station with services to Waterloo every twenty minutes. There is a choice of infant and junior schools within the immediate vicinity and the Historic Nonsuch Park runs alongside the South East side.

Both the M25 and A3 are easily accessible giving a straight forward route to London and both Heathrow and Gatwick international airports.

Tenure - Freehold
Council Tax Band - E







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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 Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.
 Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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