Percival Way, Ewell

The PERSONAL Agent

Guide Price £575,000

Freehold

- Offered to the market chain free
- Extended semi betached bungalow
- Three well proportioned bedrooms
- Fitted kitchen and modern shower room
- Bright and spacious reception room
- Off street parking for two cars
- Landscaped and private rear garden
- Detached garage
- Potential to extend further STPP
- Viewing by appointment

The Personal Agent are delighted to welcome to the market this chain free semi detached bungalow, ideally situated within a quiet cul de sac and conveniently located close to a number of local amenities.

The property offers a flexible and versatile layout, currently arranged to provide three bedrooms, while also offering excellent potential for further extension and enhancement, subject to the necessary planning permissions. This is a fantastic opportunity for buyers looking to create their ideal home in a desirable and peaceful location.

A well-proportioned three bedroom family home situated in a popular residential location in Epsom, offering approximately 935 sq ft of accommodation, together with a separate garage.

The property is presented in good overall condition but would benefit from some modernisation, providing an excellent opportunity for a buyer to update and personalise the home to their own taste. The ground floor offers a welcoming entrance hall leading to a generous front aspect bedroom with attractive bay window, alongside two further bedrooms and a family bathroom.

To the rear, the property benefits from a spacious sitting room and separate dining room, providing excellent reception space for both family living and entertaining. The kitchen is positioned to the side and offers access to the rear of the property.

Externally, the property benefits from a separate garage, while there is also potential for further enlargement, subject to the necessary planning permissions and consents, making this an exciting opportunity for buyers looking to add value and create a home tailored to their requirements.

Overall, this is a well sized three bedroom property with a practical layout, good existing accommodation and scope for further improvement and extension, subject to planning.

Percival Way is nestled in the Borough of Epsom & Ewell, Surrey, just 15 miles southwest of central London. Ideally positioned for commuters, the development offers excellent transport links, with Stoneleigh and Tolworth stations providing direct rail services to London Waterloo in just 35 minutes.

For those traveling by road, Central London and Portsmouth are easily accessible, both within a short drive. Additionally, local bus services, conveniently located opposite Tealing Court, provide direct routes to Kingston, Epsom town centre, and nearby hospitals, ensuring seamless connectivity for residents.

Tenure- Freehold
Council Tax Band-E

Hotpoint

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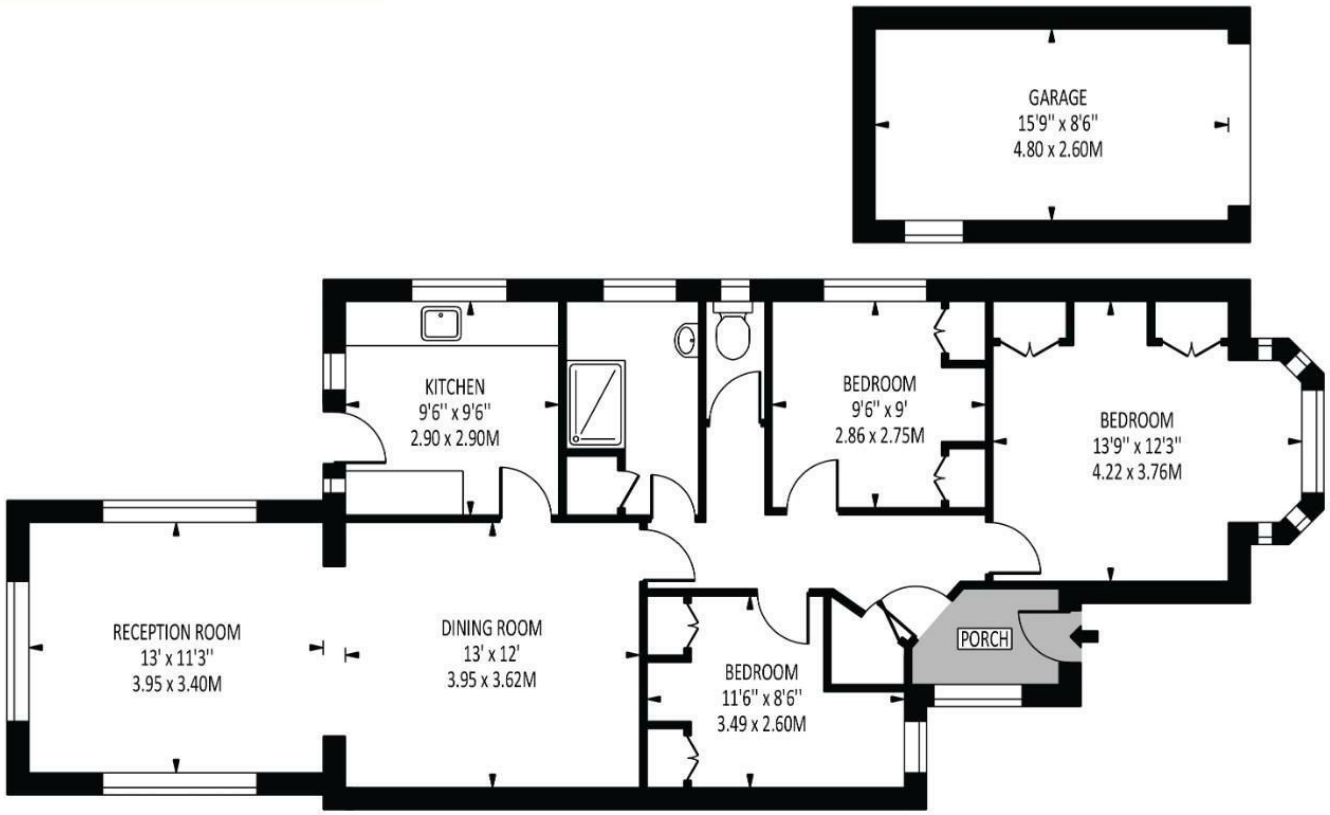
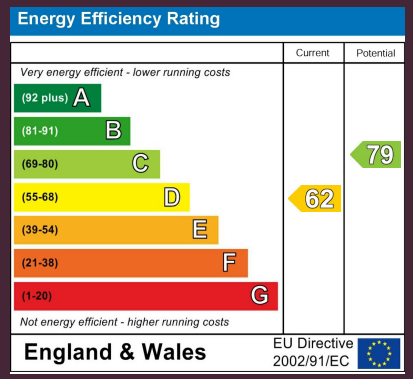
Percival Way

Total Area: 1066 SQ FT • 99.03 SQ M
(Including Garage)
Garage Area : 134 SQ FT • 12.48 SQ M





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Any intending purchaser or lessee should satisfy themselves by inpspection, 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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