Chessington Road, Epsom

The PERSONAL Agent

Guide Price £530,000

Leasehold

- Stunning four bedroom duplex apartment
- Over 1,140 sq. ft. of beautifully presented accommodation
- Built only a few years ago to a high specification
- Spacious open plan kitchen, living and dining room
- Private balcony
- Principal bedroom with modern en-suite shower room
- Contemporary family bathroom
- Two floors of versatile accommodation
- Bright, stylish interiors throughout
- Turn key condition & ready to move straight into

The Personal Agent are delighted to welcome to the market this stunning and rarely available four bedroom duplex apartment spread over two floors The property is set in a private cul de sac & only a few minutes walk from Ewell Village and all its amenities and transport links.

Situated within an exclusive modern development and built just a few years ago, this stunning four bedroom duplex apartment offers over 1,140 sq. ft. of beautifully presented accommodation, seamlessly combining contemporary design with spacious & versatile living.

Arranged over two floors, the property immediately impresses with its bright and airy feel. The heart of the home is the magnificent open plan kitchen, living and dining space, measuring over 16ft, providing the perfect setting for both everyday living and entertaining. Finished with sleek, contemporary units, integrated appliances and ample worktop space, the kitchen flows effortlessly into the reception area, which enjoys direct access onto a private balcony – ideal for enjoying a morning coffee or relaxing at the end of the day.

The first floor also offers two well proportioned bedrooms, both of which are served by a stylish modern family bathroom.

The upper floor provides two exceptional double bedrooms, both generous in size and filled with natural light. The principal bedroom benefits from its own contemporary en-suite shower room, while the second bedroom offers excellent flexibility as a guest suite.

The apartment has been finished to an outstanding specification throughout, with high-quality fittings, modern décor and energy efficient construction creating a home that is ready to move straight into.

This superb duplex apartment will appeal to a wide range of buyers, from professional couples and growing families to those looking to downsize without compromising on space. Offering the feel of a house with the convenience of apartment living, early viewing is highly recommended.

The picturesque Ewell Village offers a variety of shops, restaurants, cafés and pubs. The Bourne Hall hosts a public library, subterranean theatre, gymnasium, café, and local museum, it regularly holds gatherings such as fairs. In the heart of the village lies the Hogsmill river leading up to the nature reserve. There are a range of popular local schools and of course both Ewell East and West stations with their connections to London in 30 minutes.

Alternatively nearby Epsom is a busier market town town and has the Ashley Centre - a covered shopping mall and Epsom Playhouse which offers a wide range of entertainment, including films and concerts. Also close by is Epsom Downs, the home of The Derby. The M25 (Junction 9) is a short drive away giving access to both Heathrow and Gatwick.

Length of lease (years remaining) - 998
Annual ground rent amount (£) - Peppercorn
Annual service charge amount (£) - 1,700.00
Council tax band - C

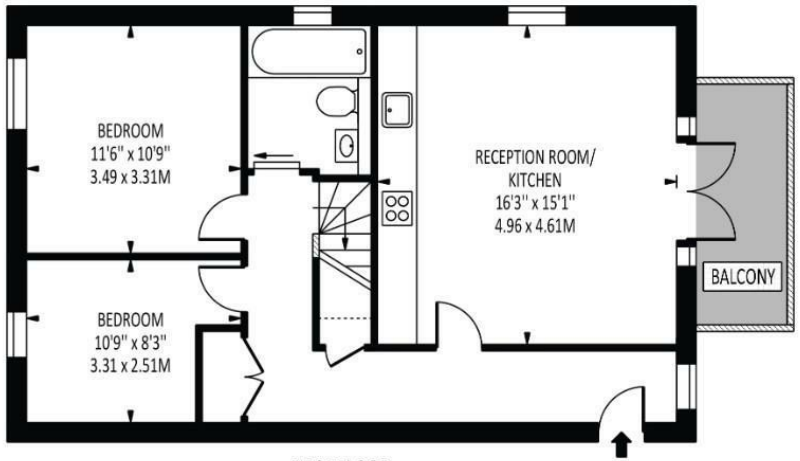
PLEASE NOTE: Whilst we believe the information above to be correct, we are unable to guarantee this information until such time as we have formally verified it with the sellers. Therefore you are advised to clarify any information with your chosen legal representative before proceeding with the purchase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

ALAN SHEARER OBE
NEWCASTLE UNITED 1st GOAL

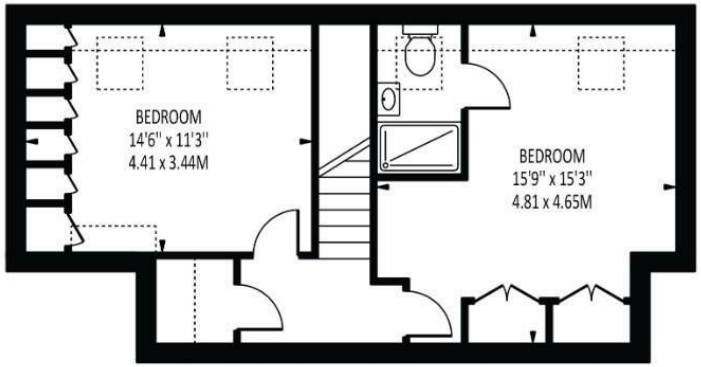
The PERSONAL Agent

Summer House, Chessington Road

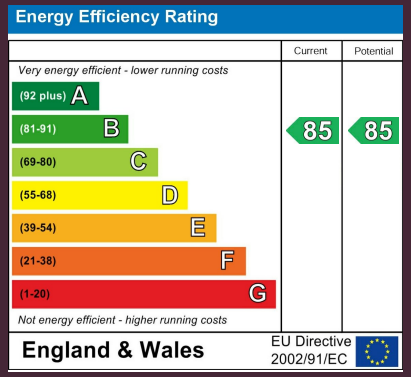
Total Area: 1143 SQ FT • 106.22 SQ M
(Including Restricted Height Area)
Restricted Height Area : 50 SQ FT • 4.68 SQ M



FIRST FLOOR



SECOND FLOOR



Disclaimer: For Illustration Purposes only
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer of contract.
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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Please Note: Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows and room areas are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only and should be used as such by and prospective purchaser. The services, systems and appliances listed in the specification have not been tested by The Personal Agent and no guarantee as to their operating ability or their efficiency can be given. All images and text used to advertise our properties are for the sole use of The Personal Agent Ltd.