The Green, Epsom, KT17 3JS

Guide price

£1,175,000

Freehold

- Highly desirable road
- Private estate
- Five spacious bedrooms
- Three reception rooms
- Kitchen/breakfast room
- Modern ensuite bathroom
- 133ft x 50ft rear garden
- 44ft driveway & frontage
- Tandem garage & store
- Potential to extend STPP

Set within arguably one of the areas most sought after private roads, The Personal Agent are proud to present this attractive five bedroom detached family home. The Green is a prestigious private gated estate within the favoured Ewell Downs area and this fine home warrants immediate viewing to avoid disappointment.

Accommodation comprises five bedrooms, three reception rooms, kitchen/breakfast room, downstairs cloakroom, modern ensuite bathroom and family bathroom. Further noteworthy points to mention include 44ft frontage with large driveway and tandem garage.

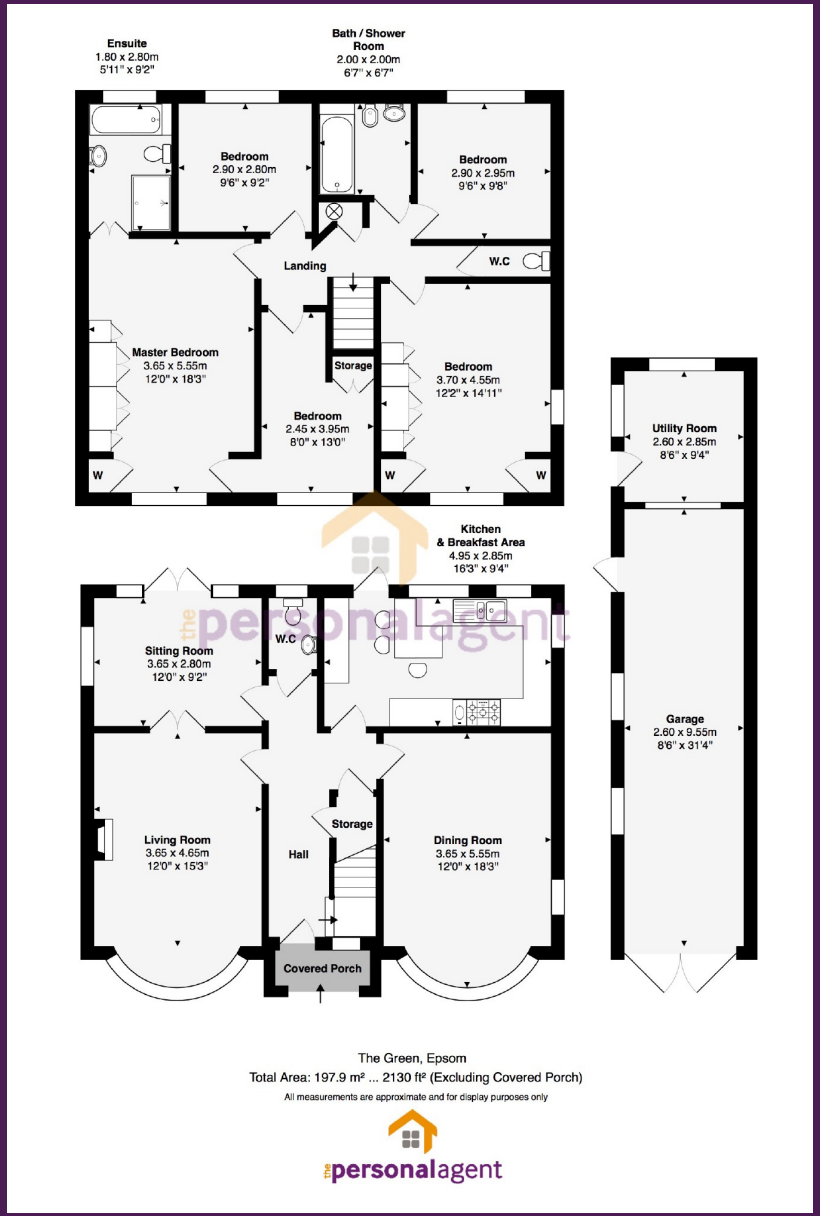
Being sold for the first time in 33 years, the landscaped rear garden is mature and secluded measuring 133ft x 50ft with a patio area that catches the afternoon and evening sun and there is plenty of scope to extend if desired STPP. The property is just 0.4 mile from the coveted Wallace Fields infants & junior school, and a 10 minute walk from East Ewell railway station with regular links to London Victoria.

The spacious entrance hall provides a truly welcoming feel with access to the generous living room that links to a family area with French doors perfectly framing the view and providing direct access to the garden. The formal dining room is a wonderfully bright room and there is a spacious kitchen/breakfast room too. The ground floor is completed by a cloakroom and spacious external utility room.

On the first floor the impressive accommodation continues with five generous bedrooms all benefitting from a wonderful outlook, ensuite bathroom to the master and a spacious family bathroom.

The private and secluded rear garden really must be viewed to be appreciated, with a huge amount of privacy and measuring an impressive133ft x 50ft it really completes this fine family home.

The property sits on a private/gated road within walking distance of two mainline (Zone 6) stations with connections to Waterloo and Victoria. The property also benefits from being close to both outstanding state and independent schools such as Epsom College, Glynn, and Wallace Fields to name but a few. Additionally the close proximity to the prestigious RAC Golf & Country club is of huge benefit as well as being within thirty minutes of London Heathrow and London Gatwick.



The Green, Epsom

Total Area: 197.9 m² ... 2130 ft² (Excluding Covered Porch)

All measurements are approximate and for display purposes only

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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.

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