



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nctbecom 2024. Certified Property Measurer RICS REF: 1138222





WELCOME TO THIS STUNNING DETACHED HOUSE LOCATED ON CHEAM ROAD IN EAST EWELL! THIS IMPRESSIVE PROPERTY BOASTS NOT ONLY TWO SPACIOUS RECEPTION ROOMS BUT ALSO SIX GENEROUSLY SIZED BEDROOMS AND FOUR MODERN BATHROOMS, PROVIDING AMPLE SPACE FOR A GROWING FAMILY OR THOSE WHO LOVE TO ENTERTAIN GUESTS.

SITUATED IN A PRIME LOCATION, THIS HOUSE IS PERFECT FOR THOSE WHO APPRECIATE THE CONVENIENCE OF VILLAGE LIVING WITH THE ADDED BONUS OF EASY ACCESS TO LONDON. WITH EWELL WEST AND EWELL EAST MAINLINE STATIONS NEARBY, COMMUTING TO LONDON WATERLOO IS A BREEZE. ADDITIONALLY, THE PROPERTY IS SURROUNDED BY LOCAL SHOPS, RESTAURANTS, AND EXCELLENT TRANSPORT LINKS TO EPSOM, CHEAM, AND SUTTON, MAKING EVERYDAY LIFE A PLEASURE.

ONE OF THE STANDOUT FEATURES OF THIS PROPERTY IS ITS PROXIMITY TO OUTSTANDING LOCAL SCHOOLS SUCH AS GLYN, NONSUCH GIRLS, AND CUDDINGTON CROFT, TO NAME JUST A FEW, ENSURING THAT QUALITY EDUCATION IS JUST A STONE'S THROW AWAY.

SPANNING OVER 4000 SQUARE FEET, THIS HOUSE OFFERS A WEALTH OF SPACE FOR YOU TO CREATE YOUR DREAM HOME. WHETHER YOU ARE LOOKING FOR ROOM TO GROW, SPACE TO WORK FROM HOME, OR SIMPLY A PLACE TO RELAX AND UNWIND, THIS PROPERTY HAS IT ALL.

DO NOT MISS OUT ON THE OPPORTUNITY TO OWN THIS FANTASTIC PROPERTY IN A SOUGHT-AFTER LOCATION. CONTACT CHRISTIES IN CHEAM VILLAGE TODAY TO ARRANGE A VIEWING AND TAKE THE FIRST STEP TOWARDS MAKING THIS HOUSE YOUR NEW HOME!

- 6 BEDROOM DETACHED HOUSE
- OVER 4000 SQUARE FEET OF LIVING SPACE
- WALKING DISTANCE TO EWELL EAST MAINLINE STATION
- REAR GARDEN EXTENDING TO 100 FEET
- COUNCIL TAX BAND G
- EPC RATING D

