



15 Homewater House, Epsom, KT17 4QJ
Asking Price £189,995

Thomas and May is delighted to offer to market this first floor two bedroom purpose built apartment located in a development for "Over 55's". The apartment is situated in a gated development within walking distance of shops, amenities and Epsom station with excellent links to London Waterloo, Victoria and London Bridge. The property features; two bedrooms, lounge, kitchen, bathroom, Communal facilities include residents lounge and kitchen, guest bedroom, laundry room and gardens. No Onward Chain.

Entrance

Communal entrance with entry phone system, lift and stairs to first floor.

Hallway

Private front door leading to hall, storage cupboard housing fuse board, electric radiator, power points, emergency pull cord, doors to:

Lounge 24'0" x 10'10" (7.34 x 3.31)

Side view double glazed bay window, power points, two electric radiators, telephone point, TV aerial point, emergency pull cord, arch leading to:

Kitchen 10'10" x 5'11" (3.31 x 1.82)

Range of wall and base units with roll edge worktop, sink with drainer and chrome mixer tap, integrated electric oven, integrated hob with extractor fan over, space for fridge/freezer, extractor fan, part tiled walls, power points, tiled effect flooring.

Bedroom 1 18'4" x 8'7" (5.59 x 2.63)

Double glazed sliding patio doors to balcony, built-in wardrobe, electric radiator, power points, emergency pull cord.

Bedroom 2 14'5" x 6'7" (4.4 x 2.02)

Double glazed window, built-in wardrobe, electric radiator, power points, emergency pull cord.

Bathroom

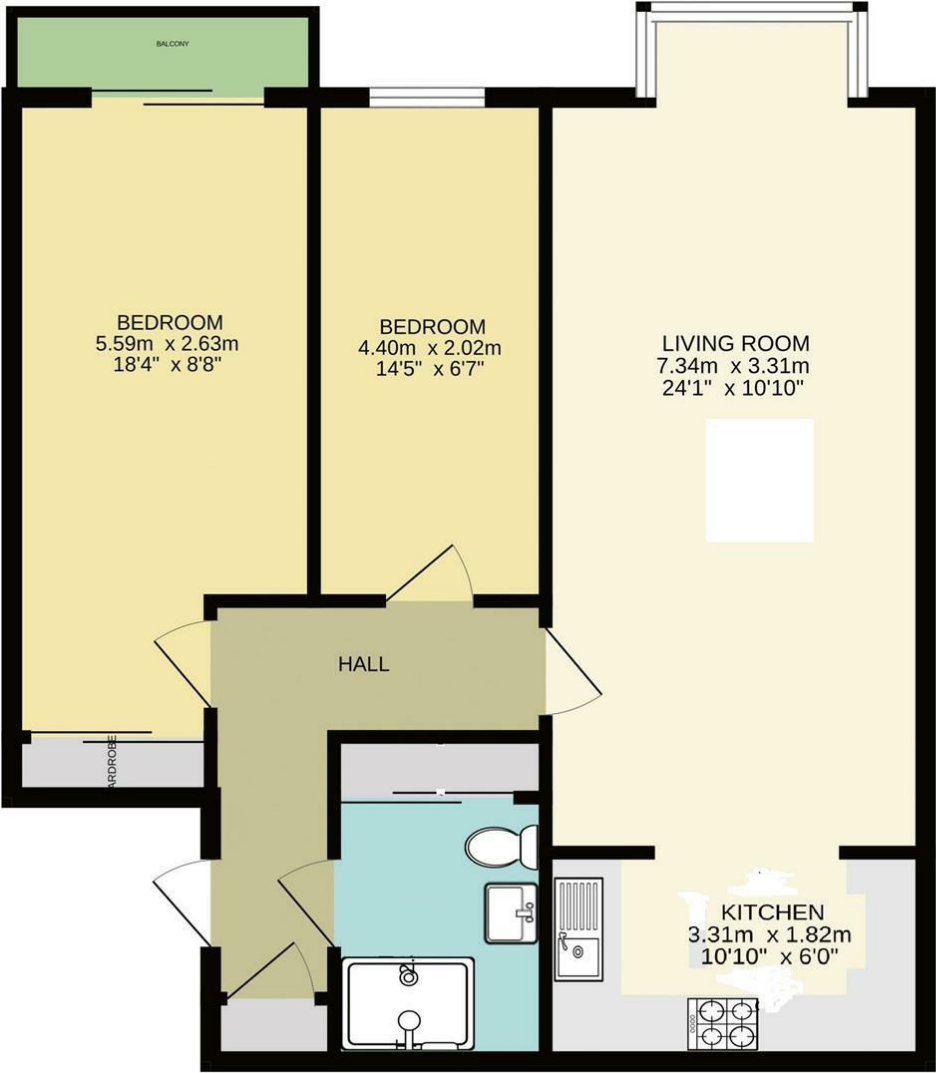
Three piece suite comprising low level wc with concealed cistern, sink, shower enclosure with power shower, part tiled walls, extractor fan, emergency pull cord, storage cupboard housing hot water tank.

Communal Areas:

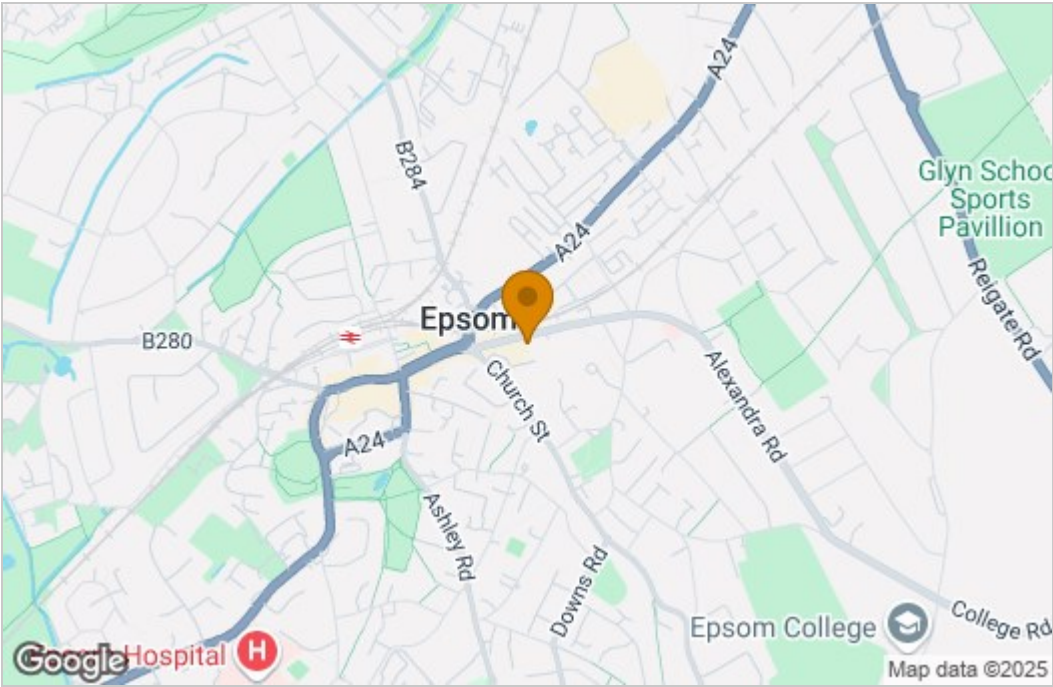
Communal lounge with kitchen, laundry room, garden, guest bedroom.

Council Tax Band C

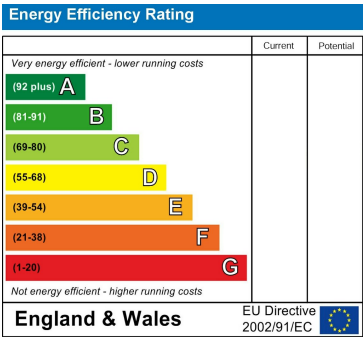
Floor Plan



Area Map



Energy Efficiency Graph



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