

**Mark Anthony**

Estate Agents



Flat 2 Quelland Quelland, Beverley Close, Ewell, Surrey, KT17 3HB  
Offers in excess of £400,000







## Flat 2 Quelland Quelland, Beverley Close, Ewell, Surrey, KT17 3HB

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Mark Anthony Estate Agents are pleased to market this well presented and spacious Ground floor apartment in a converted Manor House situated in a quiet cul-de-sac off Banstead Road in East Ewell. The location is ideal for Ewell East Mainline Station, with trains to London Victoria. Ewell and Cheam Villages are close by providing excellent local shops, restaurants and schools.

The spacious accommodation in excess of 1100 sq ft comprises; deep hallway leading to a light and airy (31 ft) lounge/diner with patio door accessing the patioed private garden and overlooking the well maintained communal gardens, modern fitted kitchen with white high gloss units and integrated appliances, master double bedroom overlooking the communal gardens with built in wardrobe and deep cupboard that could be converted to an ensuite, further double bedroom with deep storage cupboard and family bathroom.

The property also has a cellar a superb place for storage.

The property further benefits from residents parking and garage, beautifully maintained communal rear garden.

Viewing is highly recommended to appreciate the space and quality on offer.

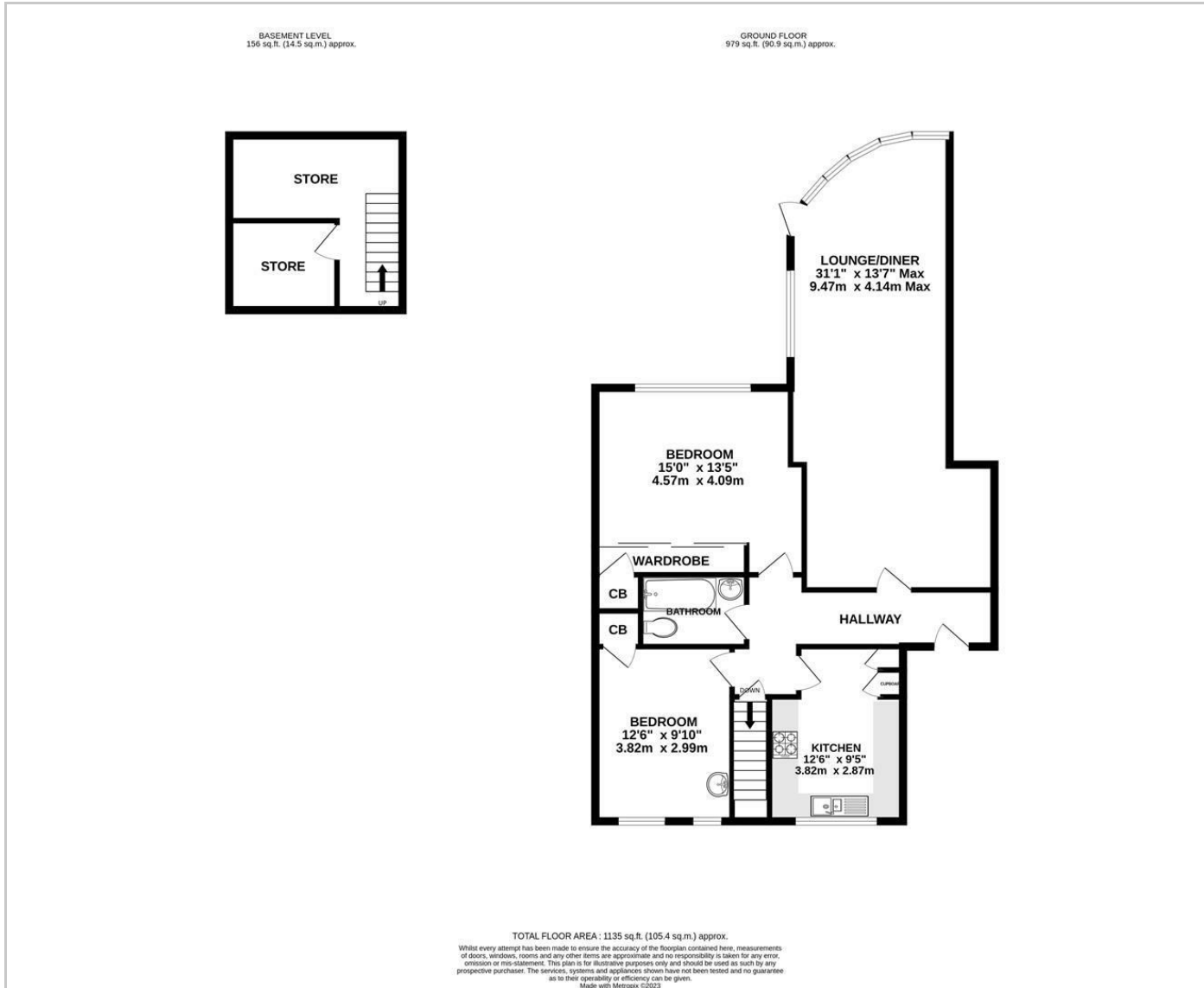


- Ground floor apartment in a converted Manor House
- Private patioed garden
- Two spacious double bedrooms
- 31 ft Reception dining room accessing private patio garden and overlooking communal gardens
- Refurbished modern kitchen
- Cellar a superb place for storage
- Garage and visitors parking
- Well maintained communal gardens
- Viewing highly recommended
- EPC Rating D

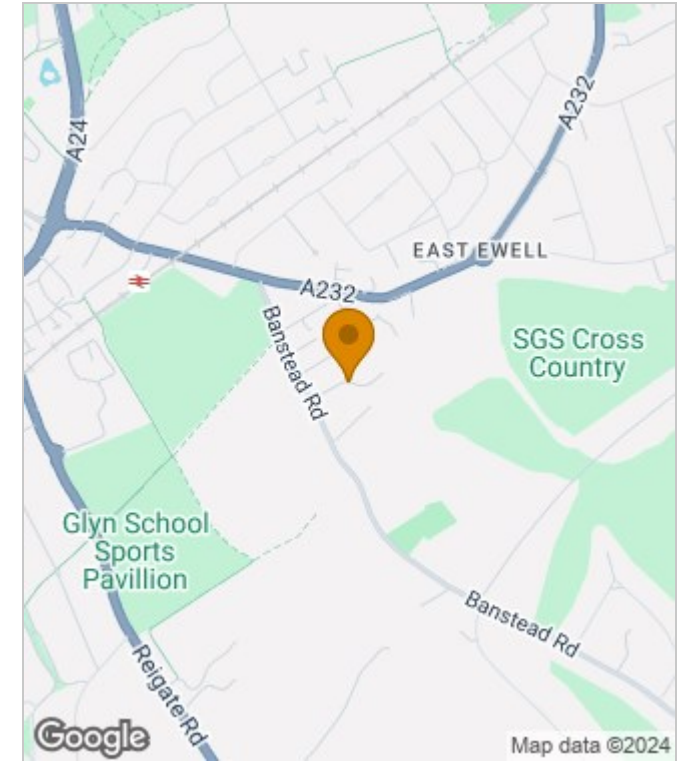




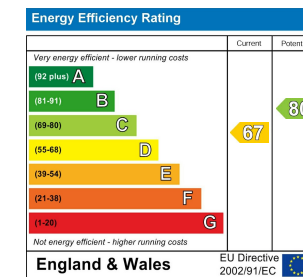
## Floor Plans



## Area Map



## Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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