

Mark Anthony

Estate Agents



265 London Road, Ewell, Surrey, KT17 2BZ  
£780,000

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Mark Anthony Estate Agents are proud to bring to the market this rarely available purpose built, four double bedroom family home. Overlooking the historic Nonsuch Park and within walking distance of Stoneleigh Broadway with its parade of local shops, restaurants and Mainline station and situated in the catchment of numerous outstanding schools.

The immaculately presented accommodation is accessed via double glazed entrance porch leading to a welcoming wood panelled entrance hallway, through lounge with deep bay window to front flooding the room with natural light, the reception area has a delightful feature fireplace and ample built in storage and display shelving, feature bay with French doors overlooking and leading to the landscaped rear garden, high gloss white modern kitchen with side access to covered area accessing both rear garden and frontage. The downstairs accommodation is further complemented with a cloakroom.

The first floor accommodation accessed from a light and airy wood panelled landing, truly benefits from being purpose built and has a lovely natural flow providing four spacious and extremely well proportioned bedrooms, family bathroom and separate wc.

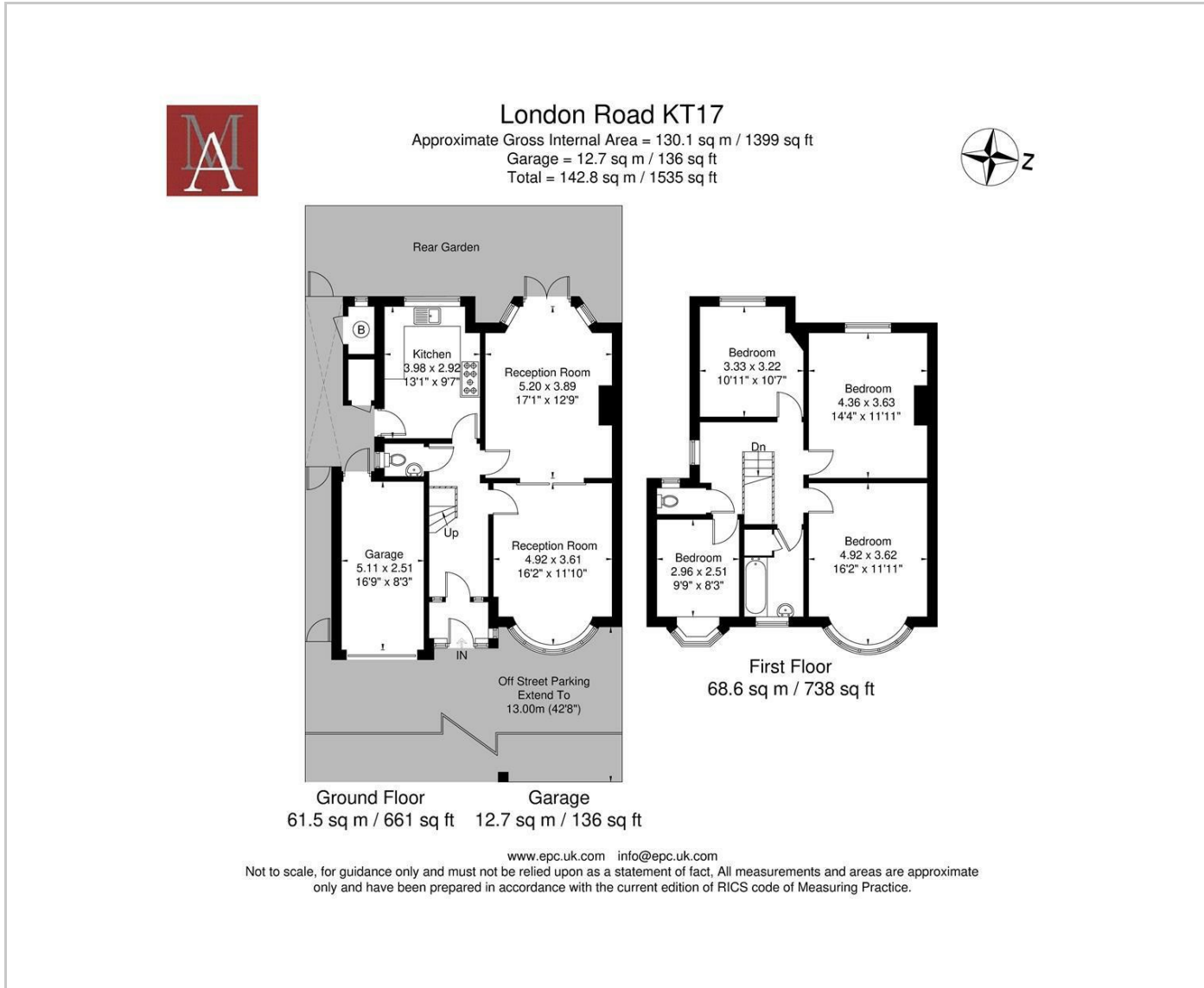
Outside the 120ft landscaped rear garden is a nature lovers paradise whilst still being low maintenance with mature thoughtful planting this sunny space is a wonderful oasis for entertaining and relaxing in.

The property further benefits from a garage which is ideal for the car enthusiast with a covered inspection pit.

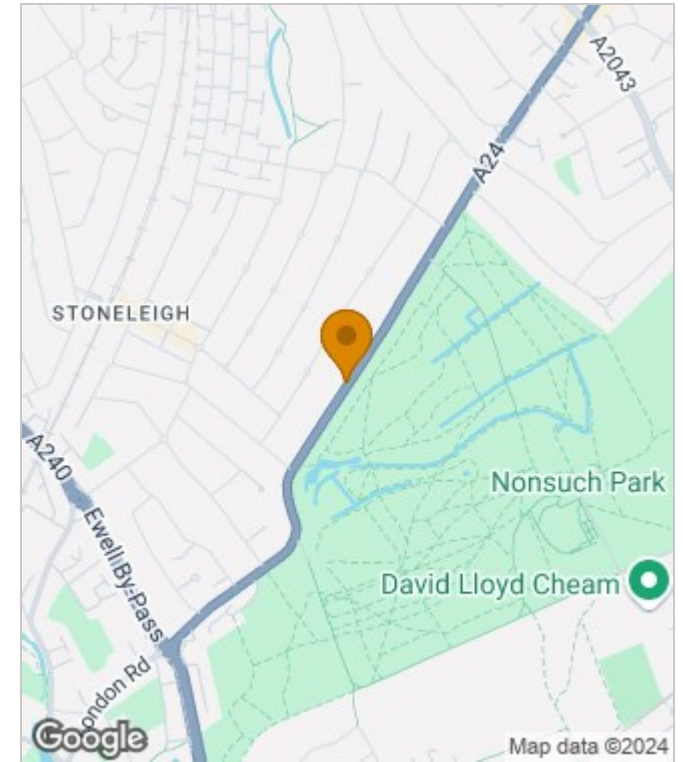
- Rarely available purpose built, immaculately presented four double bedroom family home
- Conveniently situated overlooking the historic Nonsuch Park and within walking distance of Stoneleigh Broadway with its parade of local shops, restaurants and Mainline station and in the catchment of numerous outstanding schools
- Welcoming wood panelled entrance hallway
- Through lounge with deep bay widow to front flooding the room with natural light
- Reception area has a delightful feature fireplace and ample built in storage and display shelving, feature bay with French doors overlooking and leading to the landscaped rear garden
- The first floor accommodation accessed from a light and airy wood panelled landing, truly benefits from being purpose and has a lovely natural flow
- 120ft landscaped rear garden is a nature lovers paradise whilst still being low maintenance with mature thoughtful planting
- Garage which is ideal for the car enthusiast with a covered inspection pit
- 40ft deep frontage providing ample off street parking
- Epc Rating D



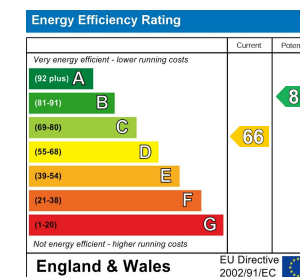
## Floor Plans



## Area Map



## Energy Performance Graph



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