



Milbourne Place, Epsom KT19 0JN

welcome to

Milbourne Place, Epsom

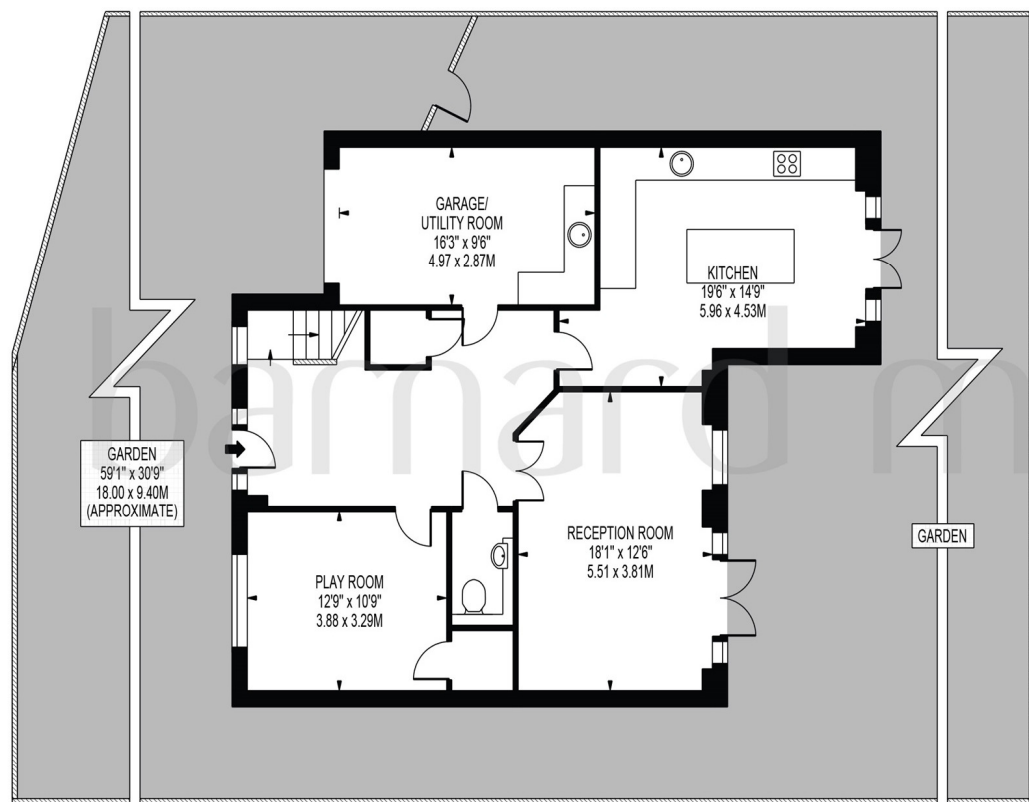
Barnard Marcus is pleased to offer this large four-bedroom house on a quiet Cul-De-Sac to the market.



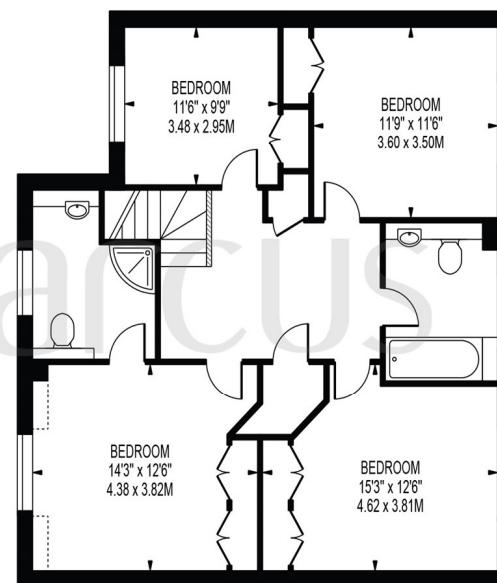
MILBOURNE PLACE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1785 SQ FT - 165.80 SQ M
(EXCLUDING GARAGE & UTILITY ROOM)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE & UTILITY ROOM: 153 SQ FT - 14.26 SQ M



GROUND FLOOR



FIRST FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Tucked away in a peaceful cul-de-sac in Ewell, this beautifully presented detached family home offers a fantastic blend of space, comfort, and practicality - ideal for modern family living. From the moment you step inside, you're greeted by a bright and welcoming entrance hall that sets the tone for the rest of the property. The ground floor features a spacious WC and a versatile dining room, perfect for entertaining or family meals, though it can easily serve as a playroom, home office, or snug depending on your needs. To the rear, a generous reception room and a well-designed kitchen provide direct access onto the rear garden, creating a lovely indoor-outdoor flow - perfect for summer gatherings or relaxed evenings at home. The property also benefits from a garage and a handy utility area, offering excellent additional storage and practicality. Upstairs, you'll find four well-proportioned bedrooms, including a principal suite complete with its own en-suite shower room. A modern family bathroom serves the remaining bedrooms, all of which are tastefully decorated and ready to move straight into. Outside, the home enjoys a private, well-maintained garden - ideal for both children and adults alike - while to the front, there is ample parking for residents and visitors, along with an EV charging point for added convenience. Well-situated close to sought-after schools, local amenities, and excellent transport links.

welcome to

Milbourne Place, Epsom

- Ample Parking & Garage
- Four Great Sized Bedrooms
- Located On A Quiet Residential Cul-De-Sac
- Close To Primary & Secondary Schools
- Close To Transport Links Connecting London & Surrey With Ease

Tenure: Freehold EPC Rating: Awaiting

Council Tax Band: G

offers in excess of

£1,000,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EWE106601



Property Ref:
EWE106601 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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