



**Edward House Eastman Way, Epsom**

Guide Price **£540,000**



## Edward House Eastman Way

Epsom

Stylish 2-bed maisonette in sought-after area. High ceilings, modern kitchen/diner, en-suite to master bed, private access to large communal garden, personal entrance, allocated parking & long lease. . Arrange your viewing today!

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Unique Maisonette
- High Ceilings
- Personal Front Door
- Newly Fitted Kitchen/Diner
- En-Suite To Master
- Two Double Bedrooms with Fitted Wardrobes
- Spacious Reception
- Downstairs Cloakroom
- Family Bathroom
- Private Access To Generous Outdoor Space



Introducing this exceptional 2-bedroom maisonette, a unique property boasting a sophisticated blend of style and space, ideally situated within a highly sought-after residential area.

Upon entering this distinctive residence through the private front door, one is immediately struck by the grandeur of the high ceilings that enhance the feeling of spaciousness and elegance throughout.

Laid out over two levels the property features two generously sized double bedrooms and a well-appointed family bathroom on the first floor, providing ample accommodation for residents or guests alike. The master bedroom benefitting from fitted wardrobes and a luxurious en-suite shower room for added convenience.

On the ground floor the newly fitted kitchen/diner and spacious reception room create a versatile living and dining space, with the added convenience of a cloakroom, ensuring the comfort and convenience of all occupants.

Further enhancing the desirability of this exceptional property is the private access to the large communal garden via a private patio, providing a serene outdoor retreat for residents to enjoy as if it were their own.

Completing this remarkable offering is the convenience of private parking, ensuring secure and hassle-free parking for residents and their visitors. Furthermore, the property benefits from a long lease, adding stability and value to this already impressive investment opportunity.

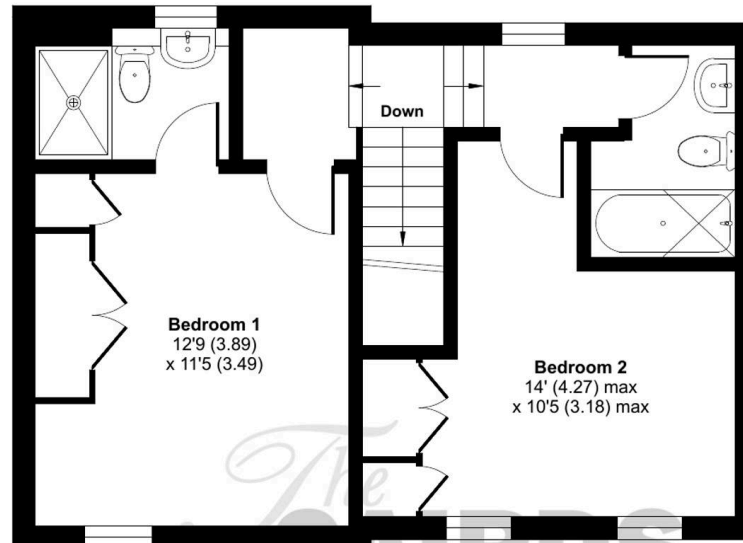
Located within easy reach of the town centre, station together with local shops and amenities, this maisonette represents a rare and unique opportunity to acquire a stylish and sophisticated residence that effortlessly combines modern living with timeless elegance, making it an ideal choice for those seeking a high-quality living experience in a desirable location.

Arrange a viewing today to experience the unparalleled charm and elegance of this exceptional

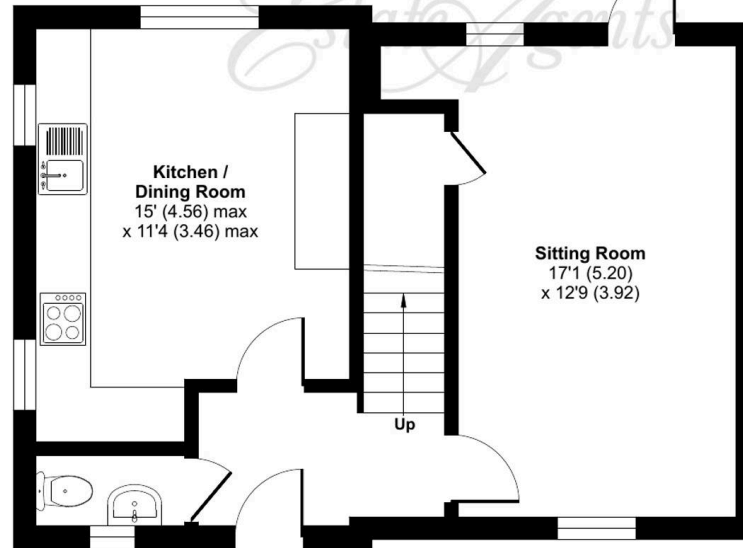
# Eastman Way, Epsom, KT19

Approximate Area = 886 sq ft / 82.3 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR





## Cairds The Estate Agents

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