



Mount Pleasant, off West Street

Ewell Village, Epsom, Surrey, KT17 1XE

Mount Pleasant

Ewell Village, Epsom

2 BED BUNGALOW - EWELL VILLAGE CUL-DE-SAC -

Charming 2-bed semi-detached bungalow in Ewell Village cul-de-sac boasting garage, driveway parking, no onward chain, loft extension potential (STPP) - near to shops, schools, library and transport.

Council Tax band: D

Tenure: Freehold

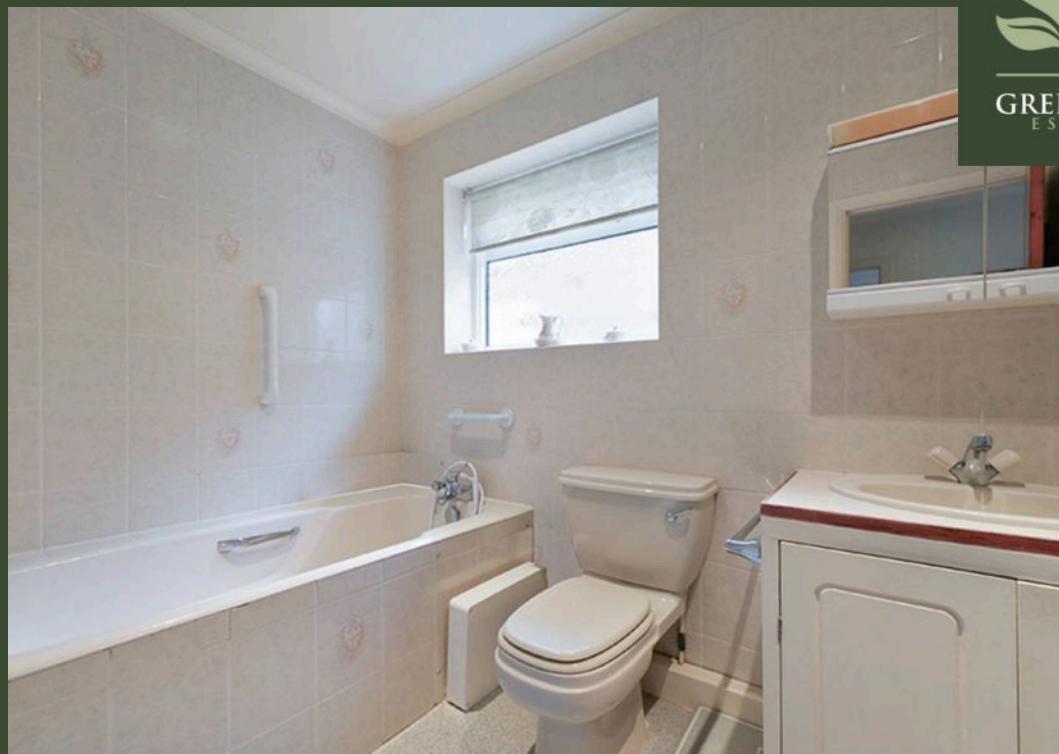
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Heart of Ewell Village cul-de-sac location
- 2 Bed semi-detached extended bungalow
- Garage & driveway parking
- No onward chain
- Potential to further extend into loft-space to create chalet (STPP)
- Close to village amenities, shops, library, transport & schools





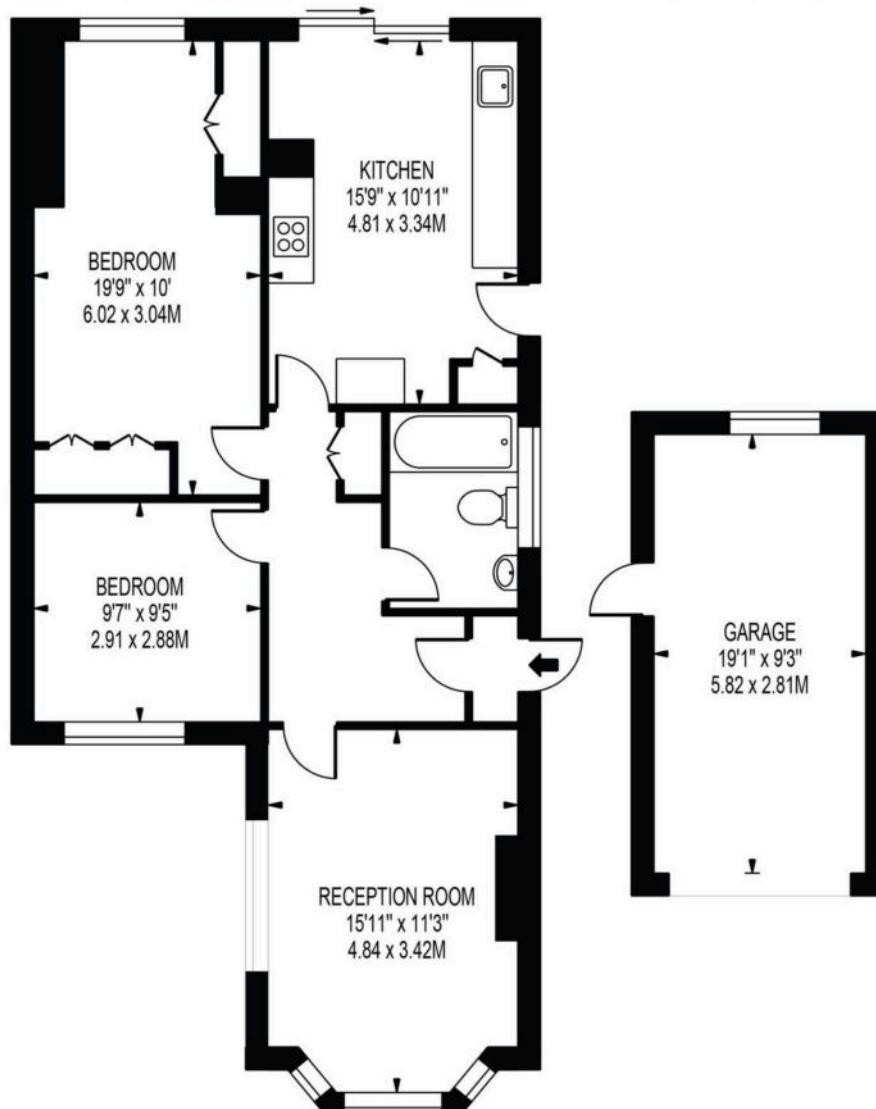


MOUNT PLEASANT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 776 SQ FT - 72.11 SQ M

(EXCLUDING GARAGE)

APPROXIMATE GROSS INTERNAL AREA OF GARAGE: 175 SQ FT - 16.24 SQ M



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.



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