



Andrew Burn
Property
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1 Stanton Grove
Tadworth, Surrey
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39 Primrose Walk, Ewell

£430,000

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Ref: JK0700. Situated in a quiet residential walk in Ewell, this charming two-bedroom home offers practical living space across two floors.

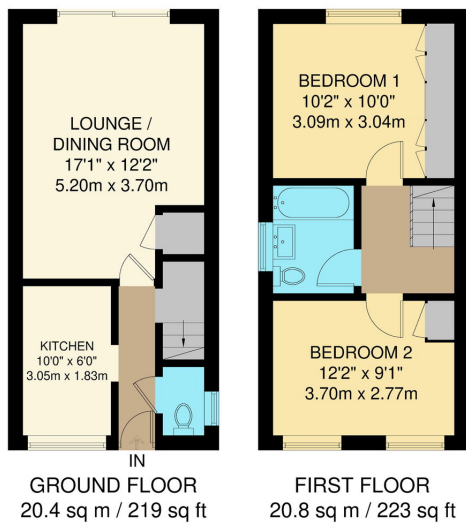
The ground floor features a spacious open-plan lounge and dining area, providing a versatile space for relaxing and entertaining. The separate kitchen is efficiently laid out with good storage and worktop space. A convenient downstairs WC completes this level.

Upstairs, the property comprises two bedrooms, including a generous main bedroom with built-in storage and a second bedroom ideal for a child's room, guest room, or home office. A family bathroom with a full-size bath and overhead shower serves both rooms.

The home benefits from a compact yet functional layout, making excellent use of its footprint. Its location offers easy access to Ewell West and Ewell East stations, local shops, parks, and reputable schools, while Epsom town centre is just a short drive away.

This property presents a fantastic opportunity to step onto the property ladder or expand a rental portfolio in a desirable Surrey location.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

- Ref: JK0700. Spacious open-plan lounge/dining room
- Downstairs WC
- Family bathroom with bath and shower
- Parking Space available
- Close to local shops, schools, and amenities
- Separate fitted kitchen
- Two well-proportioned bedrooms
- Built-in storage in the main bedroom
- Quiet residential location in Ewell
- Excellent transport links to London via nearby stations



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