



GREENFIELD
EST. 1985

48 Meadowview Road, Epsom - KT19 9UB

Epsom

Guide Price £695,000

48 Meadowview Road

Epsom, Epsom

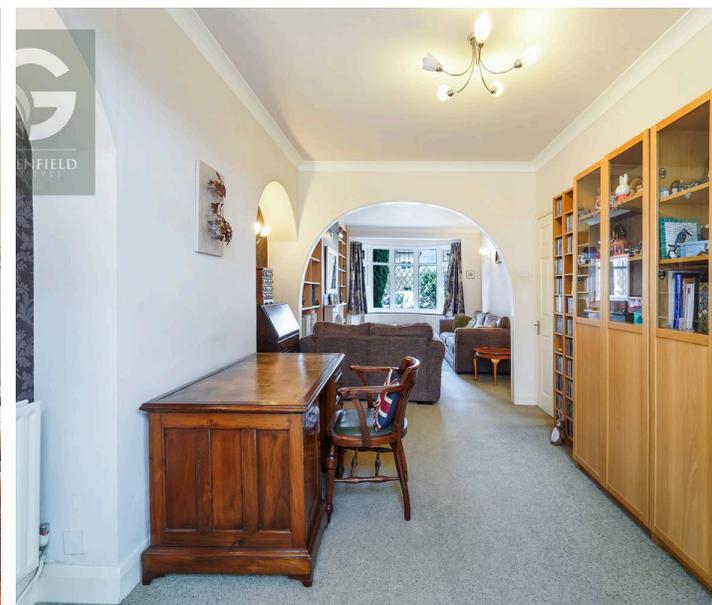
- Extended bed 1930's Semi-Detached Family Home
- No onward chain
- Four bedrooms & 2 bathrooms
- Open plan kitchen diner
- Close to Ewell West train station (zone 6 to Waterloo)
- Driveway off road parking

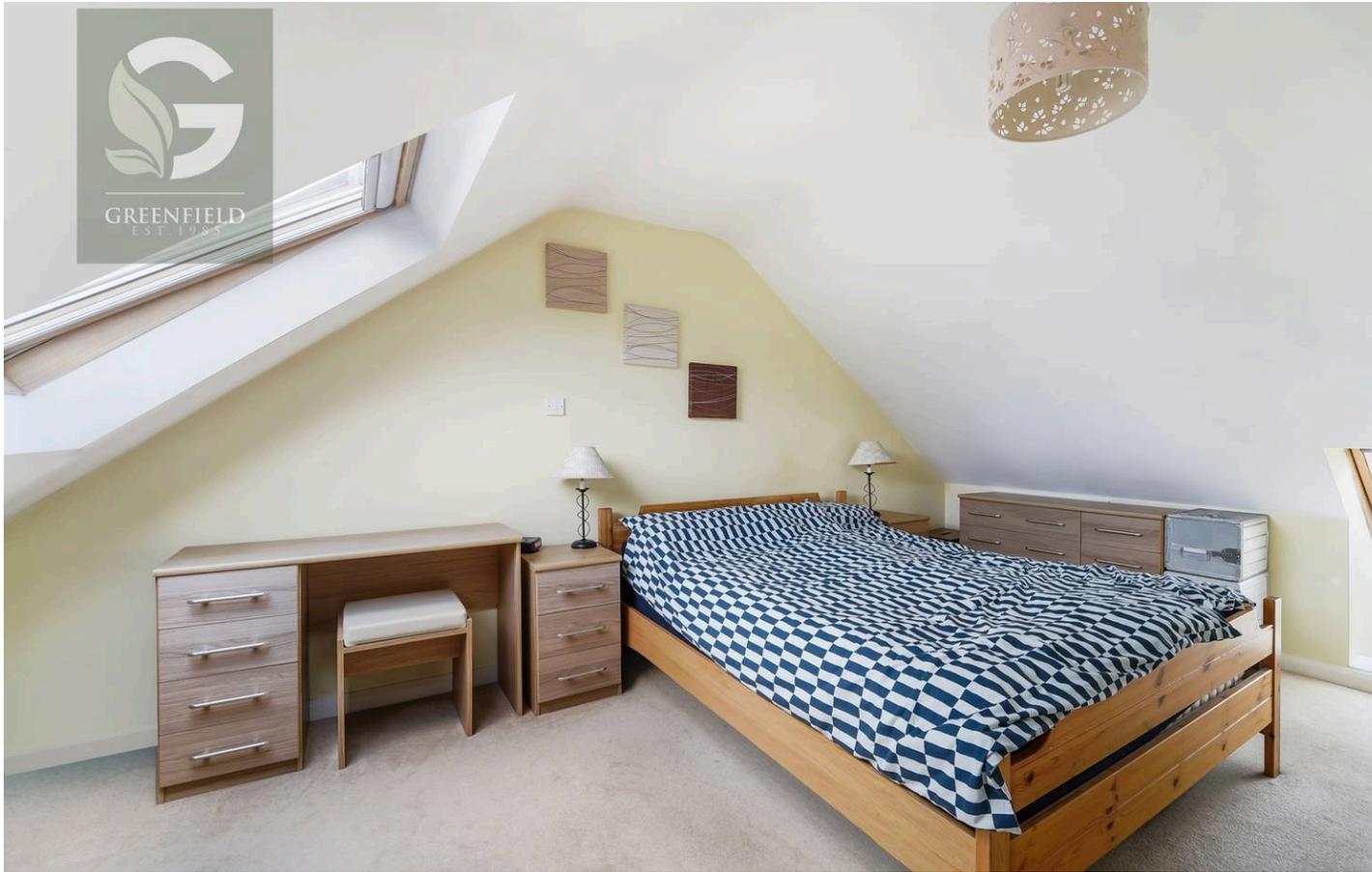
A well-presented four-bedroom two-bathroom 1930s built, classic bay-fronted semi-detached family home, extended to the ground floor and into the loft, being offered to the market with no onward chain.

This attractive home offers spacious and versatile accommodation arranged over three floors. The ground floor features a bright through lounge providing excellent reception space, alongside a superb open-plan kitchen and dining area forming the heart of the home - ideal for modern family living and entertaining.

The upper floors provide four well-proportioned bedrooms and two bathrooms, with the loft conversion creating additional space suitable for a principal bedroom, guest accommodation or home office.

Externally, the property benefits from a good-sized southerly aspect rear garden offering plenty of room for outdoor dining and family use, while to the front there is off-street driveway parking for two cars.





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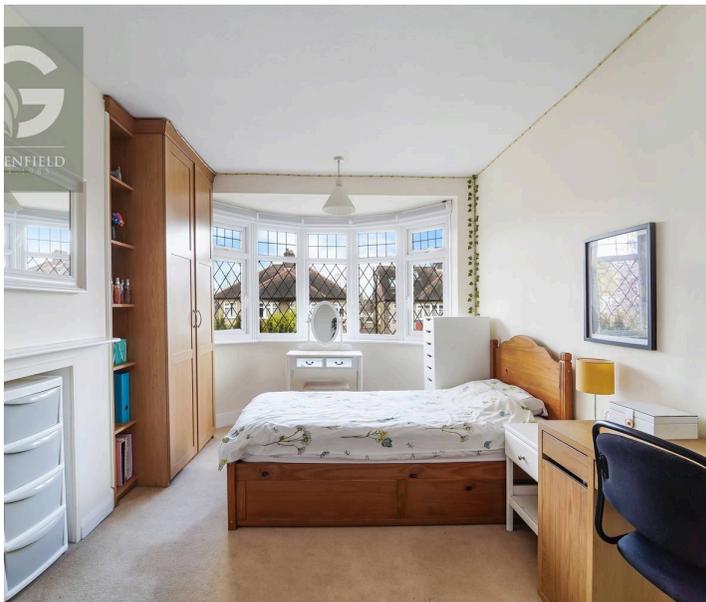
Epsom, Epsom

NO ONWARD CHAIN - Extended four-bedroom, two-bathroom 1930s built bay-fronted semi-detached home offered with no onward chain. Features through lounge, open-plan kitchen/diner, good-sized rear garden and driveway parking for two cars.

Meadowview Road is a popular residential street in the KT19 area, known for its family-friendly setting and convenient access to local amenities. The area benefits from nearby schools, parks and green spaces, as well as good transport links via road and rail to surrounding towns and London, making it ideal for commuters and families alike.

EPC Rating: C

Council Tax: Currently Band E





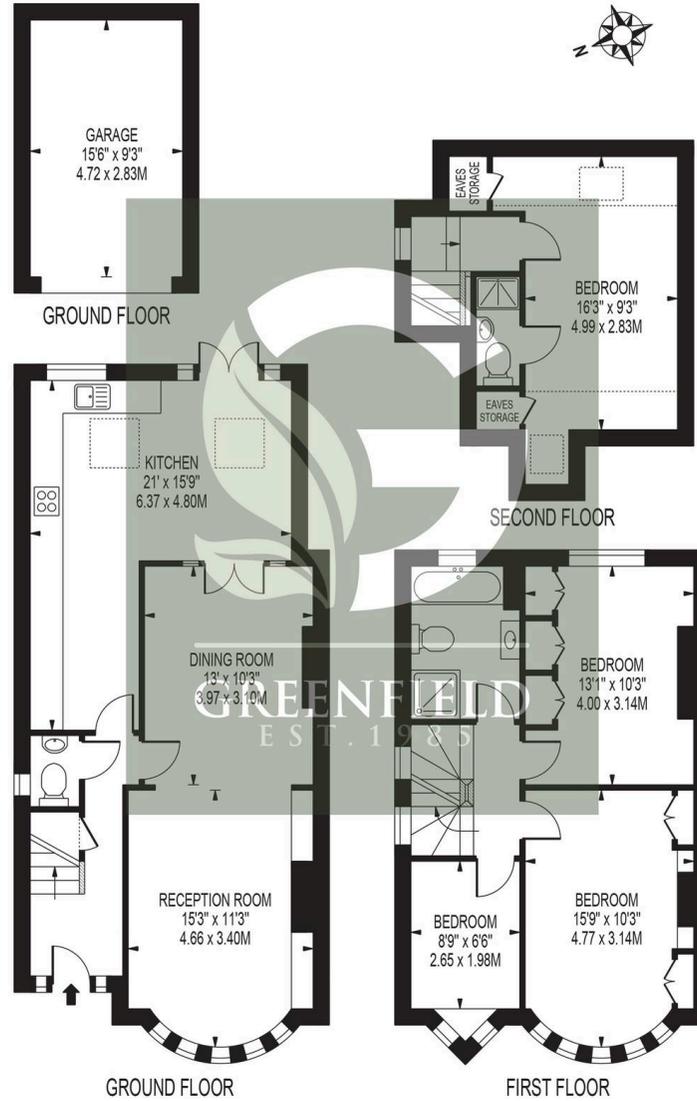


MEADOWVIEW ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1342 SQ FT - 124.63 SQ M
(INCLUDING EAVES STORAGE, RESTRICTED HEIGHT AREA & EXCLUDING GARAGE)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF EAVES STORAGE & RESTRICTED HEIGHT: 79 SQ FT - 7.33 SQ M

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: 144 SQ FT - 13.36 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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