

# Mark Anthony

Estate Agents



12 Sterry Drive, Ewell, KT19 0TG  
Offers in excess of £700,000





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Mark Anthony Estate Agents are delighted to bring to the market for the first time in over 60 years this much loved, extended three double bedroom family home situated on one of the most desirable roads on borders of Ewell and Worcester Park. The property enjoys close proximity to Auriol Park, highly regarded local schools and excellent transport links with Stoneleigh mainline station and Broadway less than a mile away.

The accommodation accessed via entrance porch comprises welcoming entrance hall leading to a light and airy double aspect reception room with defined living and dining areas providing plenty of room for the family to relax and is perfect for entertaining guests with sliding patio doors leading out the patio and rear garden. The extended kitchen with deep breakfast bar is an ideal space for family mealtimes, the ground floor accommodation is completed with a WC.

Upstairs the property has three generously sized double bedrooms and family bathroom.

The rear garden, predominantly laid to lawn extends to 75 ft with cabin that could comfortably be converted to that all important work from home space.

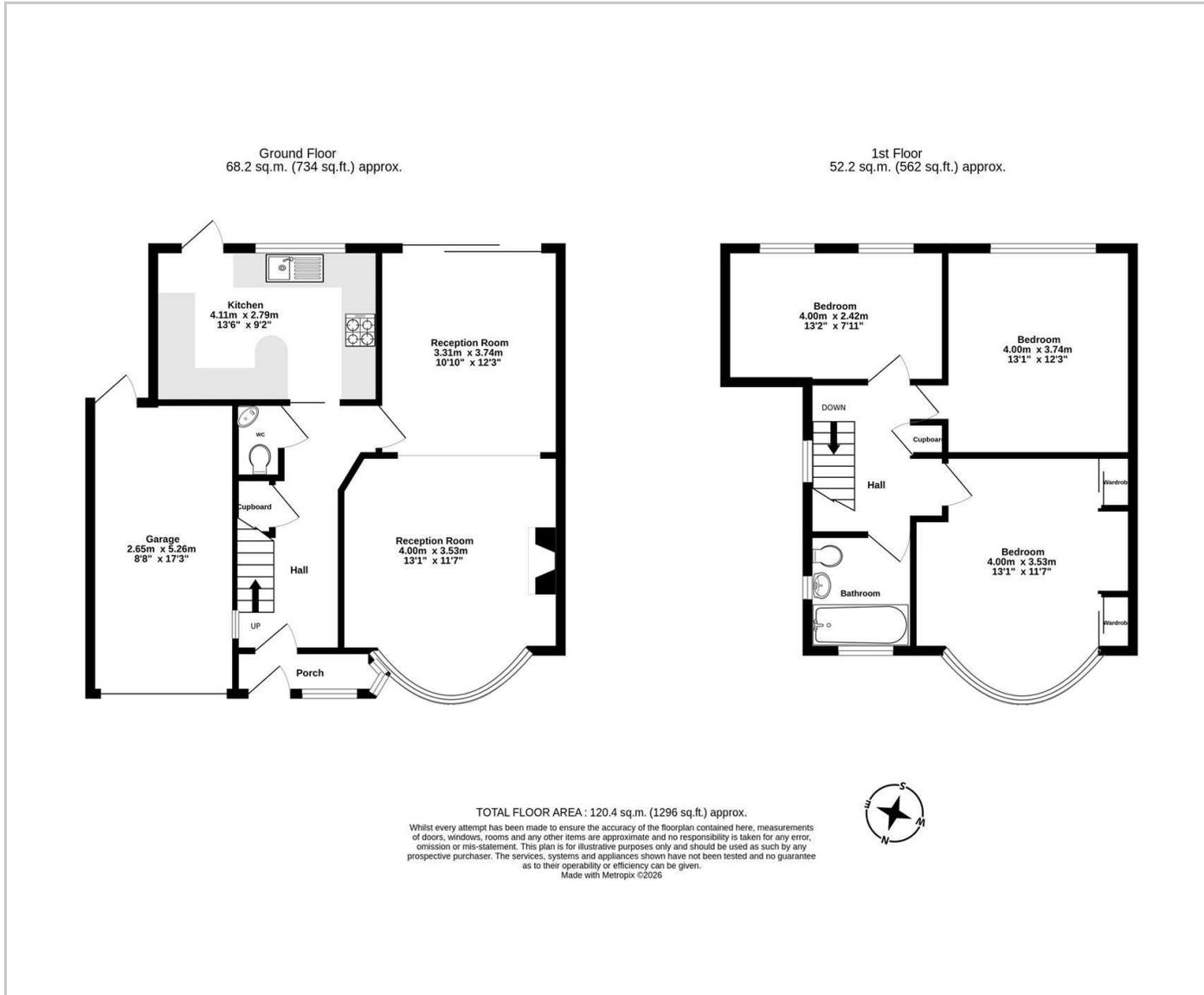
The frontage with lawned area and driveway providing off street parking and accessing the attached 17 ft deep garage.

The property offer the discerning buyer further potential to extend (stpp), viewing is highly recommended.

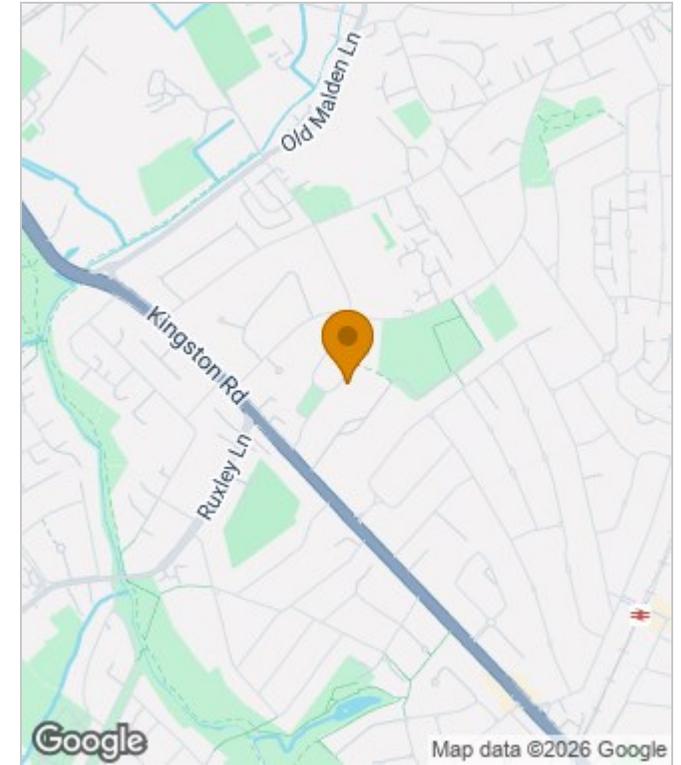
- Desirable extended semi detached family home situated on one of the most sought after roads on borders of Ewell and Worcester Park
- First time available in over 60 years
- Double glazed porch leading to a spacious entrance hall
- Light and airy through reception / dining room
- Extended kitchen / breakfast room
- Three double bedrooms and family bathroom
- Further potential to extend (stpp)
- 75 ft lawned rear garden with cabin that could comfortably be converted to that all important work from home space
- Driveway and attached 17 ft long garage
- Epc Rating: D



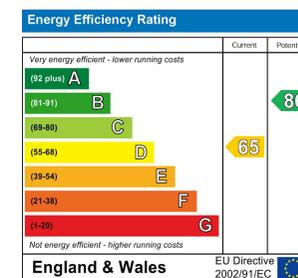
## Floor Plans



## Area Map



## Energy Performance Graph



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