

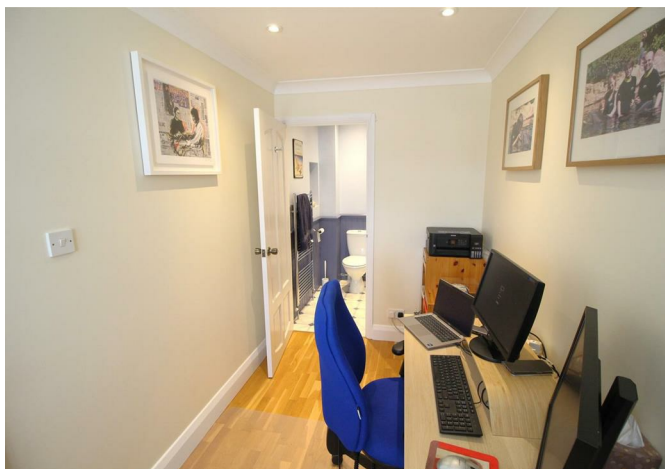
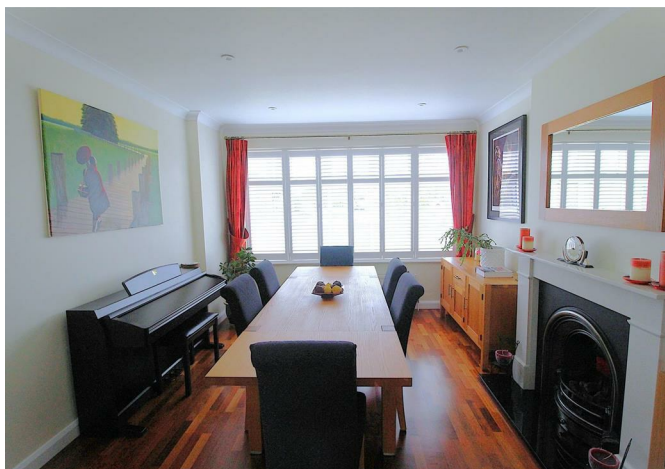
Mark Anthony

Estate Agents



30 Courtlands Drive, Ewell Court, Epsom, KT19 0AL
Offers in excess of £750,000

 4  3  3  C



30 Courtlands Drive, Ewell Court, Epsom, KT19 0AL

Offers in excess of £750,000

Mark Anthony Estate Agents are delighted to bring to the market this extended and immaculate presented four bedroom semi detached home situated on a highly desirable road in Ewell Court. Conveniently positioned within walking distance of Ewell Village, Stoneleigh mainline station, local shopping parade, Ofsted outstanding schools and the picturesque Hogsmill Nature Reserve.

This attractive looking home has balanced accommodation arranged over three floors making it a great family home to purchase. The accommodation comprises of a welcoming entrance hallway, study or occasion downstairs bedroom with an ensuite shower room combined W.C. Eat in kitchen with fitted units, granite worktops and integrated appliances, spacious lounge with double doors that can give you a separate dining room if you prefer or a large open plan space, one the first floor there are three bedrooms, two have fitted wardrobes and storage, a fully tiled family bathroom with a white suite and shower cubicle, the top floor there is a spacious master bedroom suite with fitted wardrobes, storage and a luxury ensuite shower room.

Outside there is off road parking, and a well cared 70 ft south westerly facing rear garden with a large patio terrace, which is a great space to entertain or for al fresco dining.

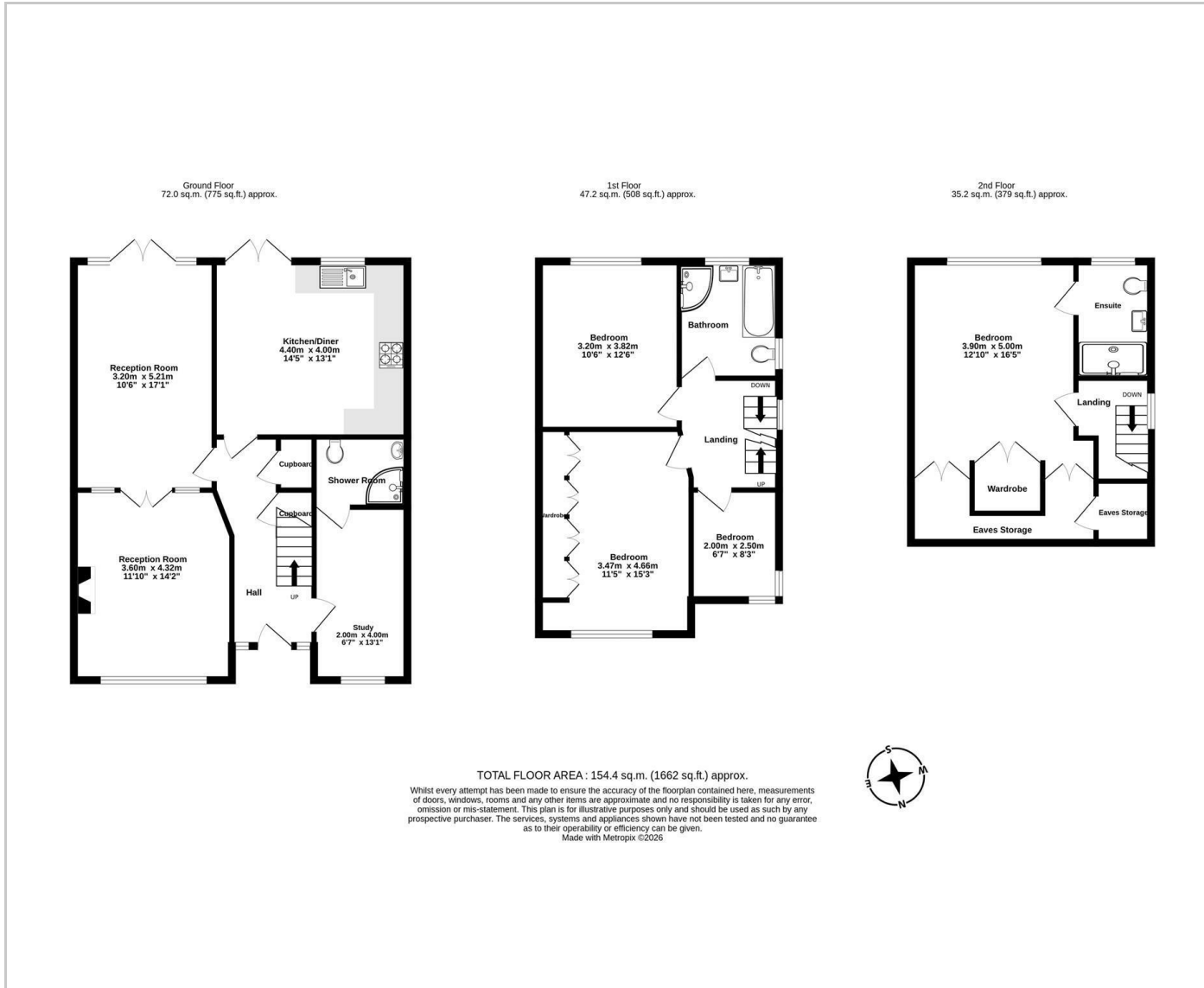
Other features include, plantation style shutters, a pressured hot water system, filtered and softened water.

Viewing is highly recommended to appreciate this fabulous home.

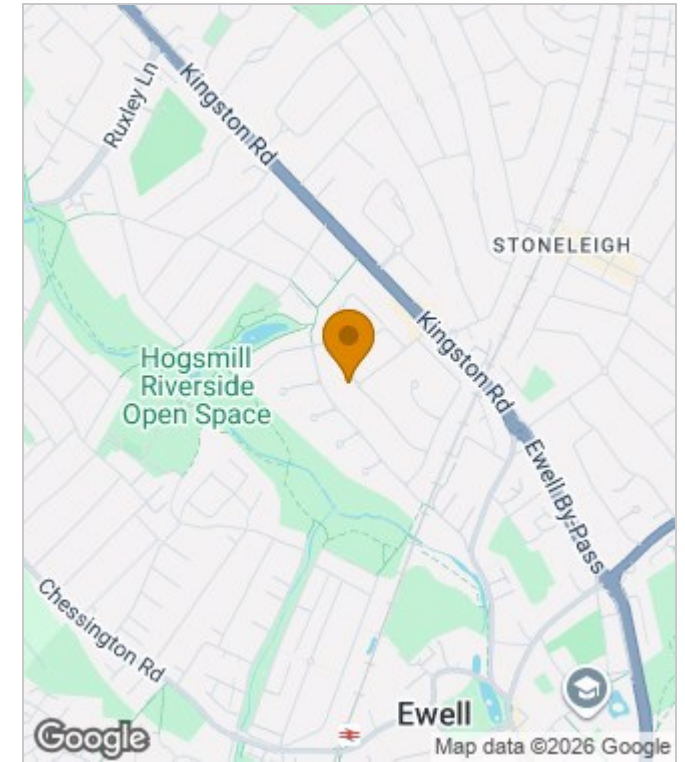
- Extended and immaculately presented home
- Situated in the highly desirable Ewell Court area of Ewell
- Conveniently positioned for Stoneleigh mainline station, local parade of shops and the Hogsmill Nature Reserve
- Accommodation over three floors
- Three reception rooms
- Downstairs shower room / W.C
- Eat in kitchen
- Four bedrooms and three bathroom (one ensuite)
- 70 ft South Westerly facing garden
- EPC Rating C



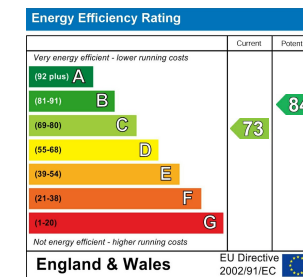
Floor Plans



Area Map



Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.