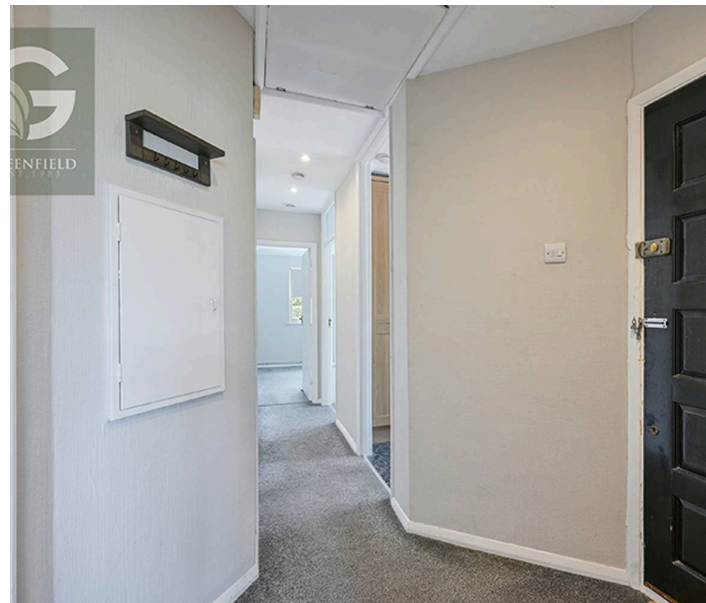




10 St. Marys Close, Ewell Vilage, Epsom – KT17 2BA

- 2 Bedroom first floor maisonette in the heart of Ewell Village
- Quiet cul-de-sac position
- Short walk from all the village amenities, shops, schooling, buses and trains to London (zone 6)
- No onward chain - vacant possession
- Access to a private rear garden
- Spacious living room, modern fitted kitchen & bathroom suite
- Good decorative order throughout
- Perfect for first time buyers, rental investors or downsizers

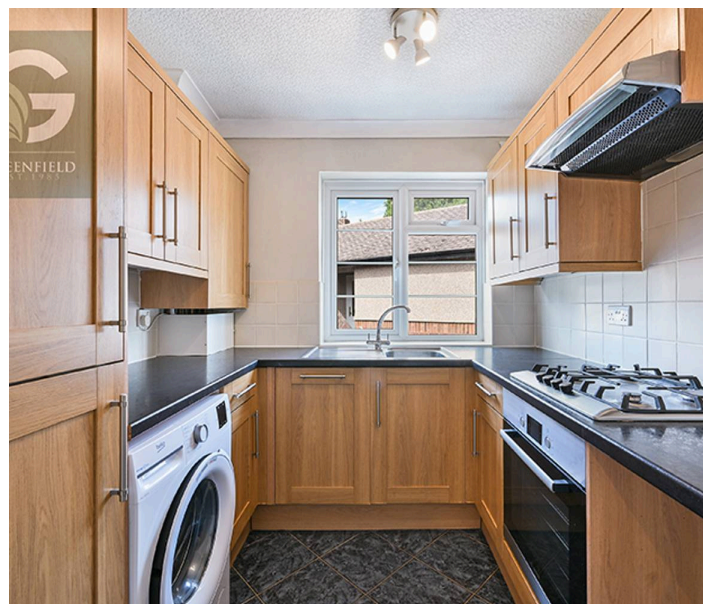
SPACIOUS 2 BED FIRST FLOOR MAISONETTE - PRIVATE GARDEN - NO ONWARD CHAIN - Welcome to this bright and spacious two-bedroom first floor maisonette, perfectly positioned in a quiet cul-de-sac right in the heart of Ewell Village. As you step inside, you'll notice the property is presented in good decorative order throughout, making it ready to move straight into with no onward chain and vacant possession. The generous living room offers plenty of space for relaxing or entertaining friends, while the modern fitted kitchen is ideal for preparing your favourite meals. Both bedrooms are well-proportioned, providing comfortable retreats at the end of the day.





You'll love how close you are to all the village amenities, with shops, schooling, and regular bus and train links to London (zone 6) just a short stroll away. This maisonette is a fantastic option for first time buyers looking to get onto the property ladder, rental investors seeking a smart addition to their portfolio, or downsizers wanting a low-maintenance home in a friendly neighbourhood. With its practical layout and unbeatable location, this property really does tick all the boxes for convenient village living. Don't miss your chance to view – properties like this in Ewell Village are always in high demand. Council Tax band: C

Tenure: Leasehold

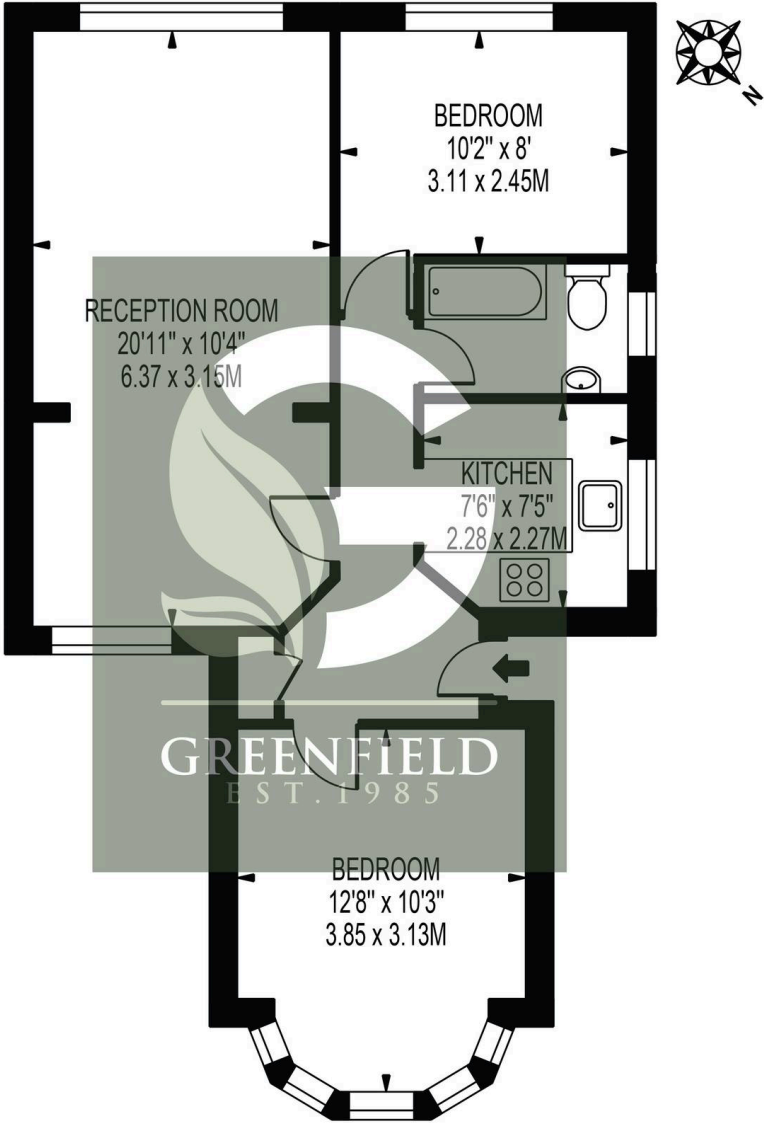






ST. MARY'S CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 586 SQ FT - 54.42 SQ M



FIRST FLOOR

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.



Greenfield Estate Agents – Ewell

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