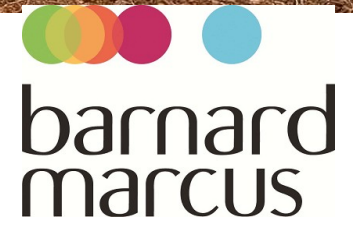




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Firwood Avenue, Epsom KT19 0PR

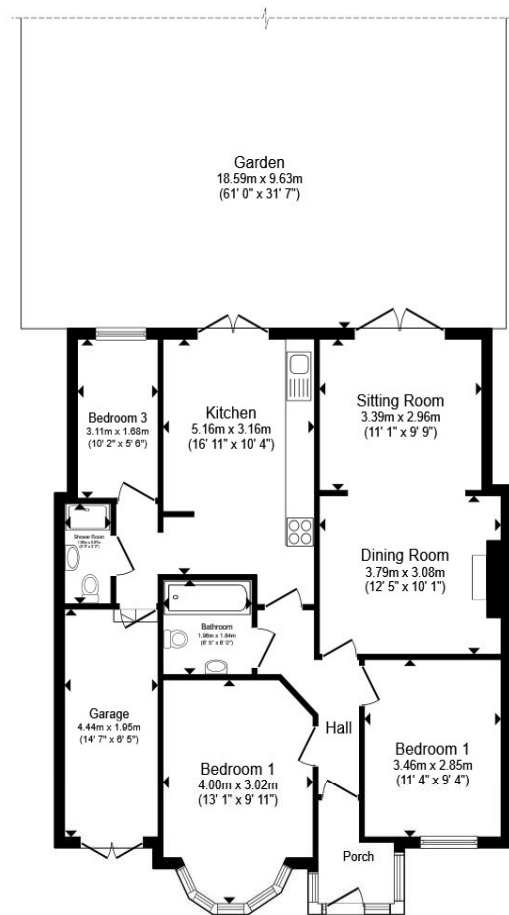


welcome to

Firwood Avenue, Epsom

Set within the ever popular and quiet residential road of Firwood Avenue in Epsom, this well presented three bedroom semi detached bungalow offers spacious and versatile accommodation ideal for families, downsizers or those seeking single level living. The property is perfectly positioned for well regarded local schools, excellent transport links and a variety of nearby shops and amenities. To the front, a private driveway provides off street parking and access to the garage. Internally, the home is in lovely condition throughout and ready to move straight into. There are three generous bedrooms, all well proportioned and filled with natural light. The spacious lounge dining room creates a fantastic entertaining space with direct access onto the rear garden, seamlessly blending indoor and outdoor living. The modern extended kitchen has been thoughtfully designed, offering ample storage and workspace. In addition, the property benefits from two bathrooms, providing flexibility and convenience for busy households. The rear garden offers a great space to relax or entertain, while the garage adds further practicality and storage. Offered to the market chain free, this superb bungalow represents a fantastic opportunity to secure a ready to move into home in a sought after Epsom location.





Ground Floor



Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 91.0 m² (979 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

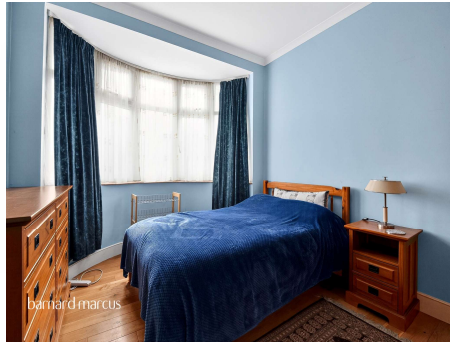
Firswood Avenue, Epsom

- Being Sold Chain Free
- Three Bedrooms
- Drive, Garage & Private Rear Garden
- Modern Kitchen & Bathrooms
- Close To Transport Links Connecting London & Surrey With Ease

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£625,000



view this property online barnardmarcus.co.uk/Property/EWE107186



Property Ref:
EWE107186 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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Please note the marker reflects the
postcode not the actual property