

FOR  
SALE



Gatley Avenue, West Ewell, Surrey KT19 9NF



Offers Over £425,000 - Freehold

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## PROPERTY SUMMARY

\*\*\* FOUR BEDROOMS \*\*\* OPEN MORNING SATURDAY 2/7/2022 10.30 till 12.30 BY APPOINTMENT ONLY \*\*\*  
JACKSON NOON ESTATE AGENTS are pleased to offer this RARELY AVAILABLE FOUR BEDROOM HOUSE with  
TWO RECEPTION ROOMS, double glazing, gas central heating, FRONT AND REAR GARDENS.....CALL NOW TO  
VIEW.

## POINTS OF INTEREST

- *Four Bedroom House*
- *Two Reception Rooms*
- *Bathroom & Cloakroom*
- *Double Glazing*
- *Gas Central heating*
- *Front & Rear Gardens*



## ROOM DESCRIPTIONS

### Front Door to

#### Entrance Hall

Cloaks hanging space, understairs cupboard, further 2 storage cupboards, radiator, window

#### Cloakroom

Comprising low level wc, wash hand basin, double glazed window

#### Lounge

13' 1" x 11' 2" (3.99m x 3.40m) Radiator, double glazed window

#### Dining Room

10' 10" x 7' 9" (3.30m x 2.36m) Radiator, double glazed window

#### Kitchen

16' 6" x 5' 4" (5.03m x 1.63m) Single drainer 1½ bowl stainless steel sink unit inset in roll top work surface, range of cupboards and units, wall mounted boiler, space for fridge and freezer, plumbing for autowash, space for cooker, double glazed window, double glazed door to garden

### Stairs to First Floor

#### Landing

Cupboard, access to loft

#### Bedroom 1

14' 0" x 10' 9" (4.27m x 3.28m) Radiator, double glazed window

#### Bedroom 2

11' 5" x 8' 9" (3.48m x 2.67m) Radiator, fitted wardrobes, double glazed window

#### Bedroom 3

10' 9" x 6' 1" (3.28m x 1.85m) Radiator, double glazed window

#### Bedroom 4

8' 10" x 8' 6" (2.69m x 2.59m) Radiator, double glazed window

#### Bathroom

Comprising panel enclosed bath with mixer tap, low level wc, wash hand basin, heated towel rail, part tiled walls, double glazed window

### Outside

#### Front Garden

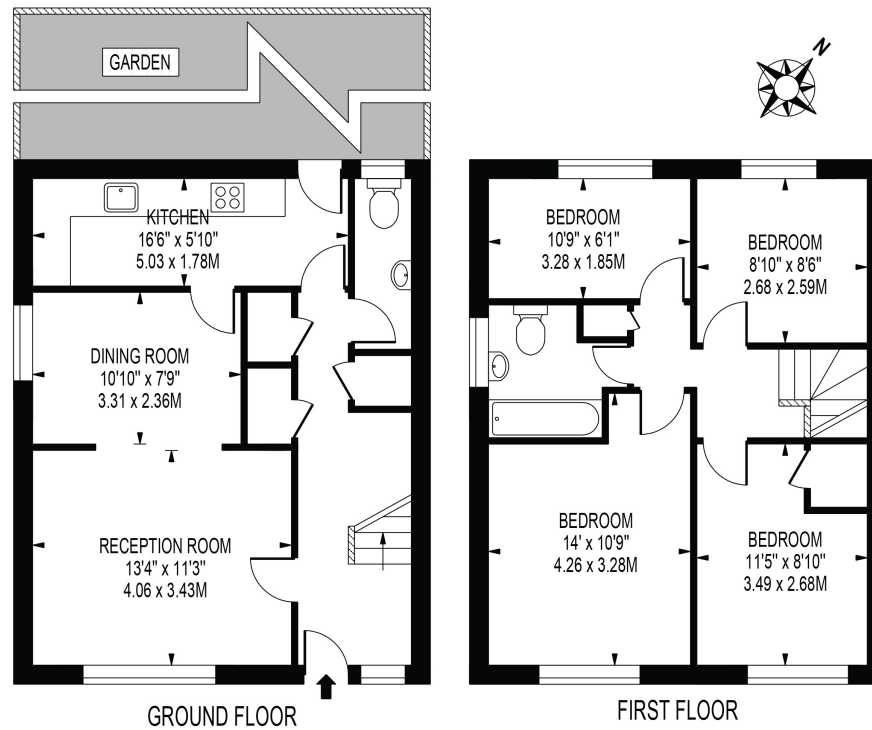
Mainly laid to lawn, path

#### Rear Garden

Mainly laid to lawn, brick built shed

## GATLEY AVENUE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 995 SQ FT - 92.40 SQ M



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