



**Brumfield Road  
Epsom  
Surrey  
KT19 9PA**

**Offers in Excess of £451,000**

**bettermove** 

# Brumfield Road

## Epsom

Bettermove are delighted to welcome to the market this charming three bedroom semi-detached house in West Ewell.

The property benefits from a brand new gas boiler providing central heating to the property. There is a driveway to the front providing ample off road parking.

The interior of this beautifully-presented property consists of a through living/dining room, new fitted kitchen and a conservatory on the ground floor. There is a lean to with access to two outbuildings providing useful additional storage. The first floor comprises three bedrooms and a newly fitted shower room. The exterior boasts an enclosed rear garden with slabbed and chippings areas, perfect for enjoying the summer months. There is an 18' metal garage at the bottom of the garden.

Situated in the sought after area of West Ewell, the property is close to a range of local amenities, including shops, supermarkets, pubs and restaurants. Excellent transport links can be found from Chessington North, Ewell West, Tolworth and Stoneleigh rail stations, the A240, A24, A3 and A243.

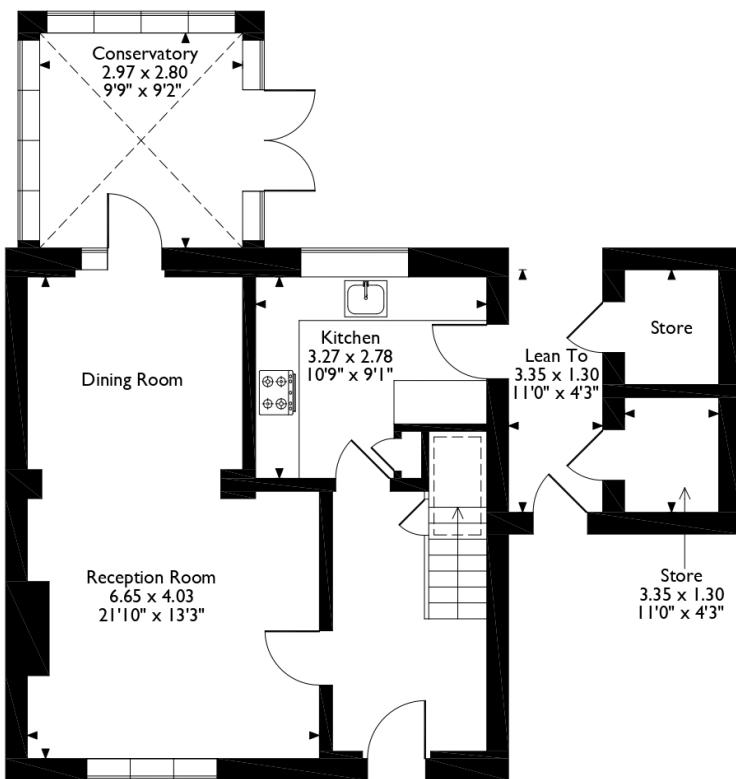
This exciting opportunity is not to be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1000 which gives you the rights to purchase within a given timeframe.

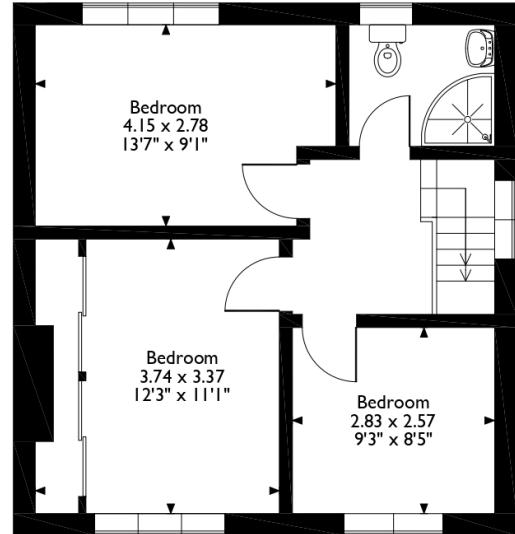
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.



# 15 Brumfield Road, Epsom



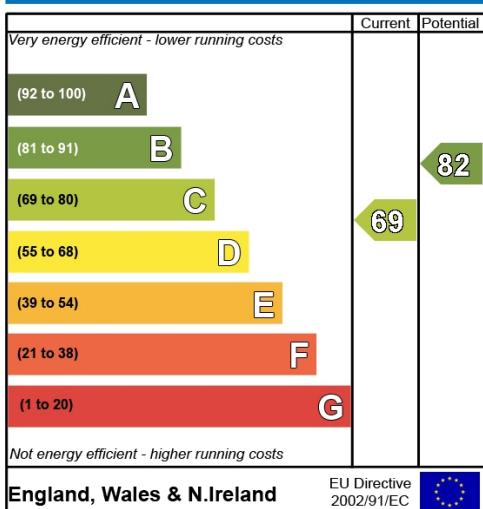
**Ground Floor**



**First Floor**

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

## Energy Efficiency Rating





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