



Pams Way, Ewell, Surrey KT19 0HG

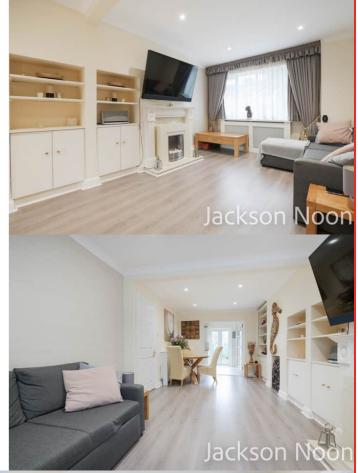
£600,000 - Freehold

### PROPERTY SUMMARY

\*\*\* LARGER THAN AVERAGE \*\*\* JACKSON NOON ESTATE AGENTS are pleased to offer this EXTENDED THREE BEDROOM THREE BATHROOM SEMI-DETACHED HOUSE with through lounge, MODERN KITCHEN/DINER, shower room and EN SUITE, double glazing, gas central heating, REAR GARDEN, OFF STREET PARKING.....CALL NOW TO VIEW.

### POINTS OF INTEREST

- Extended Three Bedroom House
- Kitchen/Diner
- Two Shower Rooms
- Double Glazing & Central Heating
- Rear Garden
- Off Street Parking









### ROOM DESCRIPTIONS

## Front Door to

### Entrance Hall

Cloaks hanging space, understairs cupboard, radiator and cover, double glazed window

### Cloakroom

Comprising low level wc, wash hand basin

### Through Lounge

22' 0" x 10' 6" (6.71m x 3.20m) Feature fireplace, two radiators, double glazed window

### Extended Kitchen/Diner

16' 0" x 7' 9" (4.88m x 2.36m) Single drainer ceramic sink unit inset in roll top work surface, range of cupboards and units, wall mounted boiler, space for fridge freezer, fitted oven and hob, extractor, radiator, tiled floor, double glazed window, double glazed doors to garden

# **Utility Area**

Plumbing for autowash

# Stairs to First Floor

# Landing

Access to loft, double glazed window

#### Bedroom 1

13' 9"  $\times$  9' 3" (4.19m  $\times$  2.82m) Radiator, fitted wardrobe, double glazed window

### **En-Suite Shower Room**

Comprising shower cubicle, low level wc, wash hand basin, heated towel rail, tiled walls and floor, double glazed window

### Bedroom 2

10' 9" x 10' 6" (3.28m x 3.20m) Radiator, fitted wardrobes, double glazed window

### Bedroom 3

7' 9" x 6' 1" (2.36m x 1.85m) Radiator, double glazed window

### Shower Room

Comprising shower cubicle, low level wc, wash hand basin, tiled walls and floor, heated towel rail, double glazed window

## Outside

### Front Garden

Mainly paved, off street parking for 2 cars

### Rear Garden

Mainly laid to lawn, patio area, shed, outside tap and light





Ground Floor = 518 sq ft

First Floor = 495 sq ft

Approximate Gross Internal Area GROUND FLOOR = 518 sq ft / 48.12 sq m FIRST FLOOR = 495 sq ft / 45.99 sq m OUT BUILDING = 91 sq ft / 8.45 sq m Total = 1104 sq ft / 102.56 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)