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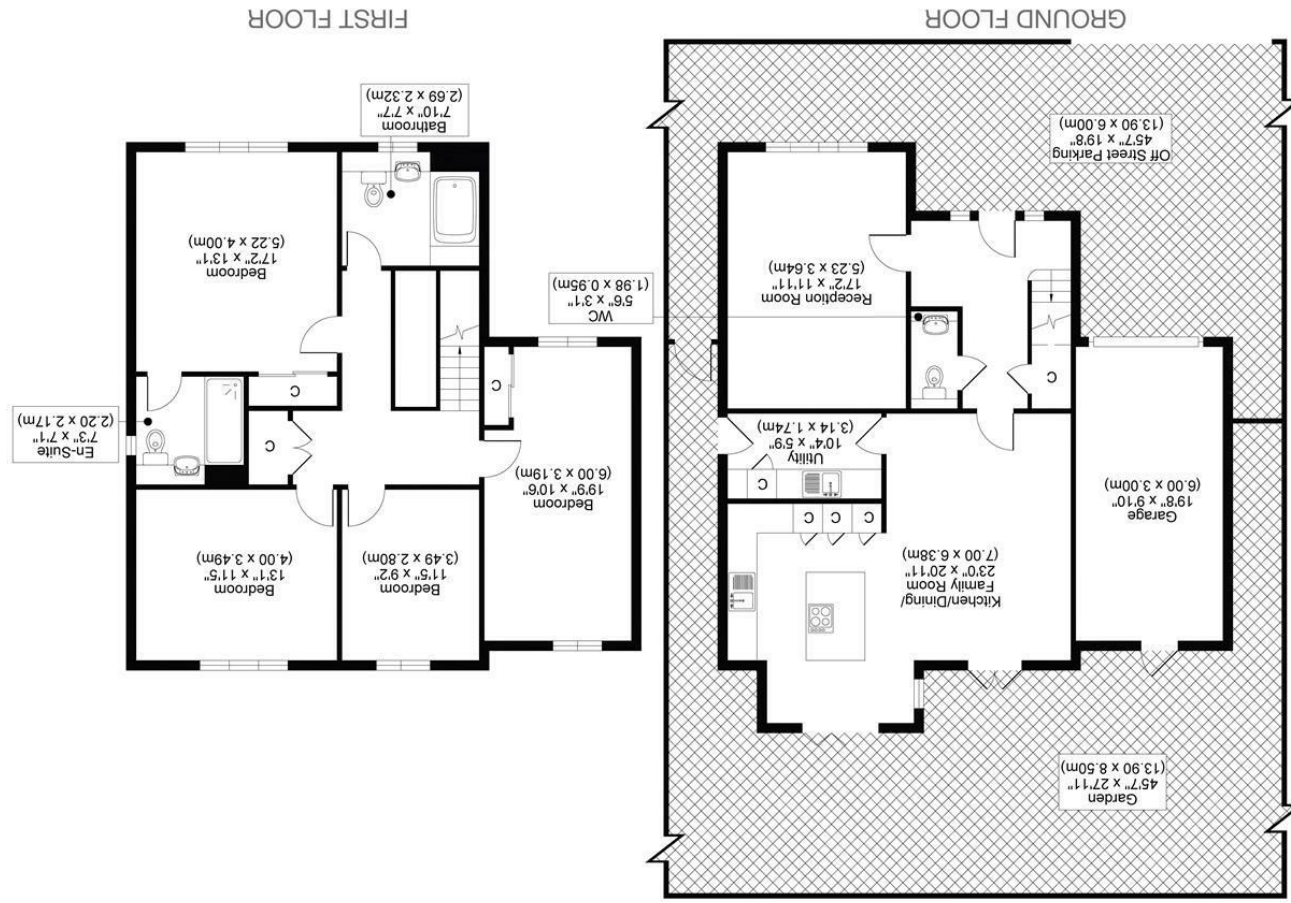
RICS

The Property Ombudsman

CHRISTIES

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All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



HALLIDAY CLOSE, KT17
 TOTAL APPROX FLOOR PLAN AREA INCLUDING GARAGE 1947 SQ.FT (181 SQ.M)
 TOTAL APPROX FLOOR PLAN AREA EXCLUDING GARAGE 1754 SQ.FT (163 SQ.M)



CHRISTIES



HALLIDAY CLOSE, EWELL KT17 1AZ

GUIDE PRICE £950,000

TUCKED AWAY IN THE TRANQUIL HALLIDAY CLOSE, THIS STUNNING DETACHED HOUSE, BUILT IN 2018, OFFERS A PERFECT BLEND OF MODERN LIVING AND STYLISH DESIGN. WITH FOUR SPACIOUS BEDROOMS AND TWO WELL-APPOINTED BATHROOMS, THIS HOME IS IDEAL FOR FAMILIES SEEKING COMFORT AND CONVENIENCE.

AS YOU ENTER, YOU ARE WELCOMED BY AN INVITING FRONT-FACING RECEPTION ROOM THAT PROVIDES AMPLE SPACE FOR RELAXATION AND ENTERTAINMENT. THE HEART OF THE HOME IS UNDOUBTEDLY THE IMPRESSIVE REAR-FACING KITCHEN/DINING/FAMILY ROOM, WHICH OVERLOOKS THE LANDSCAPED GARDEN, CREATING A BRIGHT AND AIRY ATMOSPHERE PERFECT FOR FAMILY GATHERINGS OR QUIET EVENINGS IN. IT ALSO BENEFITS FROM A SEPARATE WELL-APPOINTED UTILITY ROOM.

SITUATED IN A SECLUDED CUL-DE-SAC, THIS PROPERTY OFFERS A PEACEFUL RETREAT WHILE STILL BEING CONVENIENTLY CLOSE TO LOCAL SCHOOLS AND EWELL EAST STATION, MAKING IT AN EXCELLENT CHOICE FOR COMMUTERS. THE HOME ALSO BENEFITS FROM ITS OWN DRIVEWAY AND GARAGE, PROVIDING ADDITIONAL CONVENIENCE AND SECURITY.

THIS ATTRACTIVELY DESIGNED RESIDENCE IS NOT ONLY MINIMAL MAINTENANCE BUT ALSO STYLISH, MAKING IT A WONDERFUL OPPORTUNITY FOR THOSE LOOKING TO SETTLE IN A DESIRABLE AREA. WITH ITS MODERN FEATURES AND PRIME LOCATION, THIS PROPERTY IS SURE TO APPEAL TO DISCERNING BUYERS SEEKING A CONTEMPORARY FAMILY HOME. DON'T MISS THE CHANCE TO MAKE THIS EXCEPTIONAL HOUSE YOUR NEW HOME.

ANNUAL MAINTENANCE CHARGES £415.64 AS ADVISED BY VENDOR TO BE CONFIRMED.

- A SUPERBLY STYLISH DETACHED FOUR BEDROOM/TWO BATHROOM FAMILY HOME OFFERING HIGH QUALITY FINISHES THROUGHOUT
- SECLUDED CUL-DE-SAC LOCATION CLOSE TO EWELL EAST STATION, LOCAL SCHOOLS AND SHOPS
- HOMES OF SUCH QUALITY ARE RARELY AVAILABLE IN THE CURRENT MARKET SO WE CAN ONLY URGE EARLY VIEWING TO AVOID DISAPPOINTMENT
- COUNCIL TAX BAND G
- EPC RATING B

