



## CHERTSEY



**£149,950.00**

Fantastic opportunity to purchase this double unit park home located on this popular small site ideally situated for Chertsey and Addlestone Town centres and must be viewed to be fully appreciated and benefits from:

- \* Modern fitted kitchen/breakfast room\* L shaped lounge
- \* dining room \* No chain available immediately \*Driveway
- \*Over 55's \*Pets allowed subject to site owner's permission

The home really must be seen to fully appreciate the accommodation and location.

**01932 859898**

**FREE NO OBLIGATION VALUATION**

**[www.edward-barclay.co.uk](http://www.edward-barclay.co.uk)**

Double glazed door leading to the:

KITCHEN/  
BREAKFAST  
ROOM:

10' x 7'10'' (including depth of units) Side aspect double glazed window, eye and base level units, 1 ½ bowl sink/drain, built in double oven with hob and extractor above, space and plumbing for a washing machine, space for a fridge/freezer, power points, part tiled walls, radiator, double glazed door leading to the garden.

HALLWAY:

Built in storage cupboard power point.

LOUNGE/  
DINING ROOM:

19'3'' x 15'4''(max) narrowing to 7'2'' Front and side aspect double glazed windows, 2 radiators, Feature fireplace, power points door to the garden

BEDROOM 1:

11'5'' x 9'4'' (max), rear aspect double glazed window, radiator, power points, fitted wardrobes and dressing table.

BEDROOM 2:

9'5'' x 8'4''(max) Rear aspect double glazed window, radiator, power points, built in wardrobe with hanging space and storage.

BATHROOM:

Side aspect double glazed window, white suite comprising toilet, wash hand basin, panel enclosed bath, radiator.

OUTSIDE:

Driveway with off street parking

While we check all the quoted dimensions carefully they may be subject to a small margin of error and are intended as a rough guide to the accommodation offered. We caution against their use when ordering fittings or new carpets etc. These are correct to the best of our knowledge. We should bring to your attention, however, that the services to this property, together with any electrical circuits/heating systems and appliances, have not been tested by our company and therefore cannot guarantee their operating ability or efficiency. We would advise all interested parties to obtain verification from their solicitor or surveyor.