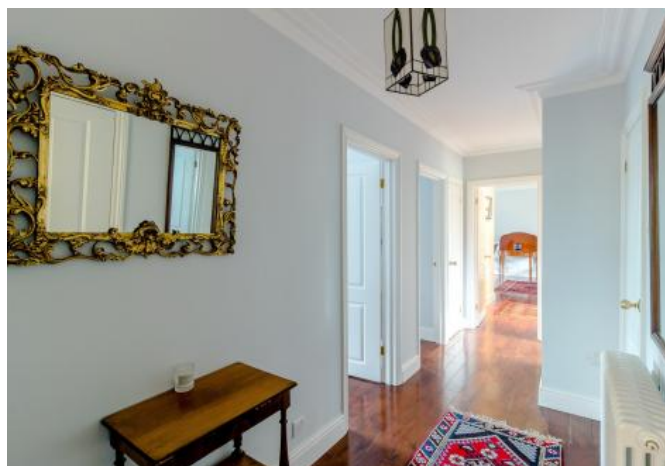




Weybridge

Price £499,950 (Share of Freehold)

A simply stunning first floor apartment, located on the slopes of the exclusive St George's Hill, and within close proximity of both the Queens Road with its mixture of shops, bars, restaurants and Weybridge mainline station. Beautifully appointed and having undergone a catalogue of refurbishment, this simply is a stunning apartment. EPC Rating D



The property boasts accommodation extending to in excess of 1,000 sq ft. The central entrance hall gives access to all rooms, for which the accommodation comprises of two extremely generous double bedrooms, both of which have fitted wardrobes. The bathroom is fitted to an extremely high standard with a range of Roca sanitary ware, comprising of claw foot bath, wash hand basin, WC and bidet. As you progress through to the main living accommodation, the large triple aspect living room is extremely well appointed, with French doors leading out to a private balcony, with views over the communal gardens and a feature gas fire with a travertine fireplace surround and granite recess. The separate kitchen is extremely well appointed with shaker style oak kitchen, along with granite work surfaces, five ring gas hob, Zanussi built in oven and microwave, Electrolux dish-washer and an integrated fridge/freezer. Storage throughout the property is at a premium with two large storage cupboards, along with an additional storage area which is currently configured as a utility, with plumbing for washing machine and also houses the refitted Worcester Bosch boiler. Boasting solid wood flooring throughout, other notable features include high skirtings, feature cornicing, refitted gas central heating system, along with replacement period feature radiators. Externally, the property enjoys delightful communal grounds with safe and secure underground parking, along with an abundance of additional resident and visitor parking. Service Charge £156 per

month

- Stunning First Floor Apartment
- Extending To In Excess of 1,000 sq ft
- Two Bedrooms
- Secure Underground Parking
- Must Be Viewed

Directions



IMPORTANT NOTICE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantees as to their operating ability or efficiency are given. All measurements have been taken as guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.