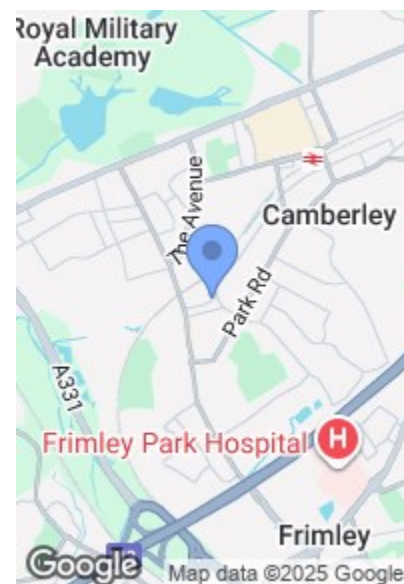
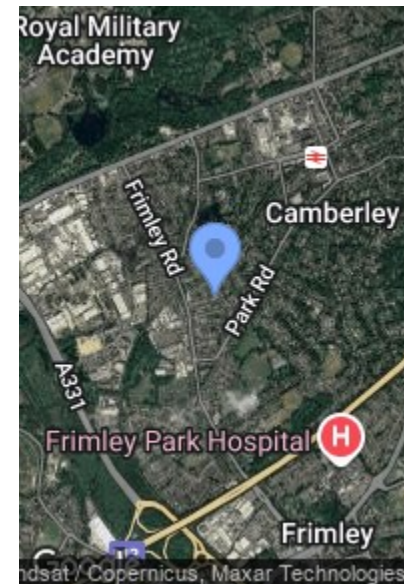


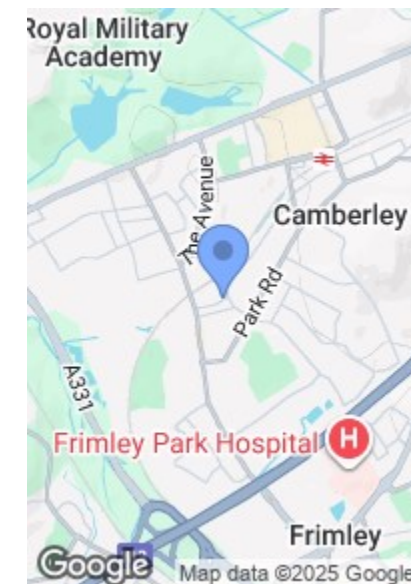
ROAD MAP



HYBRID MAP



TERRAIN MAP



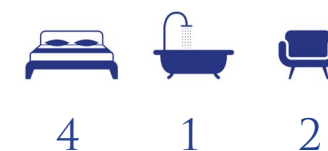
GORDON AVENUE, CAMBERLEY GU15
OFFERS IN EXCESS OF £475,000

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92 plus)		82
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)	60	
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





MAIN FEATURES

- Semi Detached Property
- No Onward Chain
- Four Bedrooms
- Large Garden
- Sash Windows
- Newly Laid Driveway Parking
- Two Reception Rooms
- Store
- Character Features
- Walking Distance Of Camberley Town Centre

FULL DETAILS

Entrance

Enter via door into porch. Door leading through to the entrance hallway which has understairs storage, stairs leading to the first floor and carpet flooring.

Living Room

15'0 x 12'0 (4.57m x 3.66m)

Front aspect bay window, feature fireplace with limestone surround and carpet flooring. Doors leading through to;

Dining Room

12'9 x 10'6 (3.89m x 3.20m)

Carpet flooring.

Kitchen

16'1 x 8'10 (4.90m x 2.69m)

Units, sink and space for; cooker, fridge and dishwasher. Carpet flooring and door leading to the larder. Door leading to additional room with plumbing for washing machine and door leading to the rear garden.

First Floor Landing

Carpet flooring, cupboard and access to the loft.

Bedroom One

15'4 x 10'5 (4.67m x 3.18m)

Front aspect bay window, double bedroom and carpet flooring.

Bedroom Two

13'0 x 10'5 (3.96m x 3.18m)

Rear aspect double bedroom and carpet flooring.

Bedroom Three

9'0 x 8'11 (2.74m x 2.72m)

Rear aspect double bedroom, cupboard and carpet flooring.

Bedroom Four

9'7 x 6'0 (2.92m x 1.83m)

Front aspect and carpet flooring.

Bathroom

Bath with power shower, low level WC, wash hand basin, tiled walls and carpet flooring.

To The Rear

Rear garden in excess of 100ft approx. Mainly laid to lawn with patio area. Greenhouse and mature trees and shrubs. Access to storage and outside WC, where boiler is housed.

To The Front

Newly laid driveway parking. Gate with path leading to the front door.

Store

18'0 x 5'0 (5.49m x 1.52m)

Council Tax

Band D.

FLOORPLAN

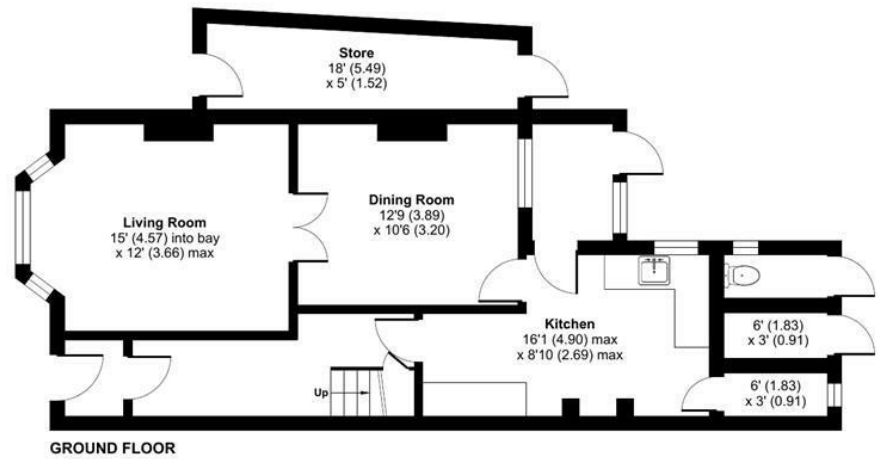
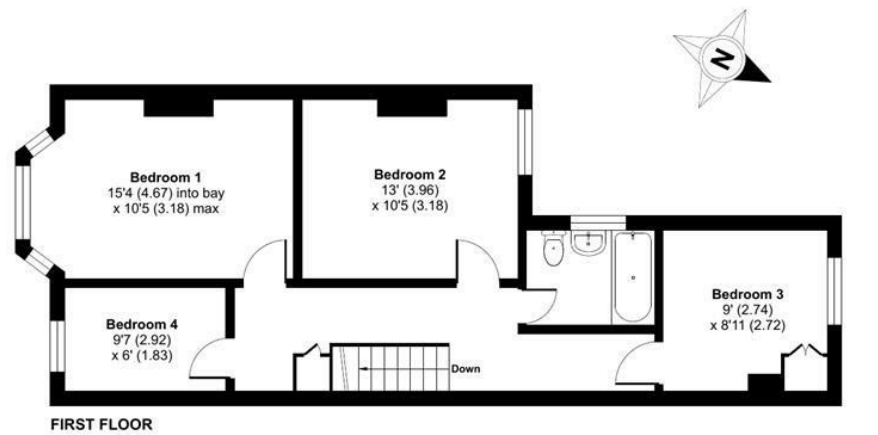
Gordon Avenue, Camberley, GU15

Approximate Area = 1243 sq ft / 115.4 sq m

Outbuildings = 112 sq ft / 10.4 sq m

Total = 1356 sq ft / 125.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © rîchecom 2023. Produced for Knights Property Services. REF: 1002274



GORDON AVENUE, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES ****NO ONWARD CHAIN**** For sale is this four bedroom semi detached property, ideally situated within walking distance of Camberley town centre and its wide range of amenities such as The Square shopping centre, train station and Places Leisure. The spacious characterful property, which is in need of modernisation, comprising; living room, dining room, kitchen, four bedrooms and a bathroom. Externally the property boasts a rear garden in excess of 100ft approx, newly laid driveway parking, a store and external WC.