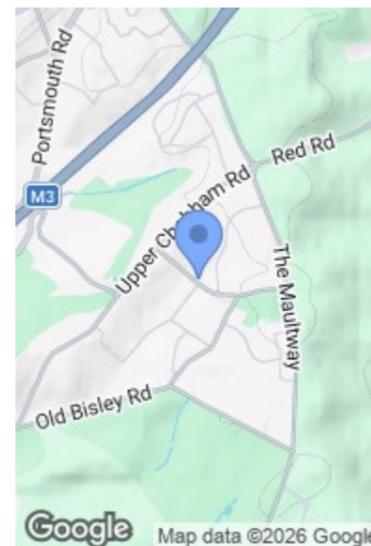


ROAD MAP

HYBRID MAP

TERRAIN MAP



CUMBERLAND ROAD, CAMBERLEY GU15
OFFERS IN EXCESS OF £375,000

Camberley 01276 539111
Email: enquiries@knightsproperty.com
54 Obelisk Way, Camberley, Surrey GU15 3SG
www.knightsproperty.com



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	(91-100)		
B	(81-90)		
C	(69-80)		
D	(55-68)		
E	(39-54)		
F	(21-38)		
G	(1-20)		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	





MAIN FEATURES

- Semi Detached Property
- Three Bedrooms
- Modern Kitchen
- Two Garages (With Parking In Front)
- Close To Local Amenities
- Well Presented
- Ground Floor WC
- Good-Size Garden
- Close To Well Regarded Schools

FULL DETAILS

Porch

Enter via door, storage and further door leading into;

Living/Dining Room

Carpet flooring and stairs leading to the first floor.

Kitchen

Range of base and eye level units, storage cupboard, sink, four ring gas hob, extractor fan, oven and space for; washing machine, dishwasher and fridge/freezer. Partly tiled walls and linoleum flooring.

WC

Wash hand basin, low level WC, heated towel rail and linoleum flooring.

First Floor Landing

Storage cupboard and carpet flooring.

Bedroom One

Front aspect and carpet flooring.

Bedroom Two

Rear aspect and carpet flooring.

Bedroom Three

Front aspect and carpet flooring.

Bathroom

Bath with shower, low level WC, wash hand basin, partly tiled walls and linoleum flooring.

To The Front

Lawned area with path leading to the door. Side gate leading to the rear garden.

To The Rear

Mainly laid to lawn with patio area. Gate leading to the garages.

Council Tax

Band D.

FLOORPLAN



TOTAL FLOOR AREA: 817 sq.ft. (75.9 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix (2020)



CUMBERLAND ROAD, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - New to the market for sale is this well presented semi detached property, on the sought-after Heatherside development. The ground floor boasts; living/dining room, modern kitchen and WC. There are three bedrooms to the first floor along with a family bathroom. A standout feature to mention is that the property comes with two garages with parking in front of these for two cars. Over the last three to four years, the current owner has replaced the boiler and the front windows. The home is ideally situated within walking distance of well regarded schools such as Heather Ridge, Ravenscote and Tomlinscote. A range of local amenities are on the doorstep such as a doctor's surgery, Sainsbury's, newsagents, hairdressers, dentist and chemist. Pine Ridge golf course, parks and woodlands are also nearby.