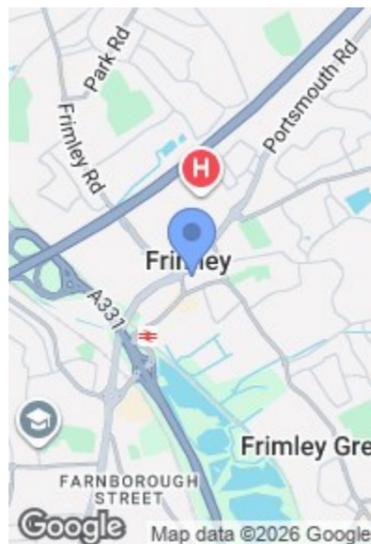


6 CHANCELLOR DRIVE, FRIMLEY, CAMBERLEY GU16
OFFERS IN EXCESS OF £300,000

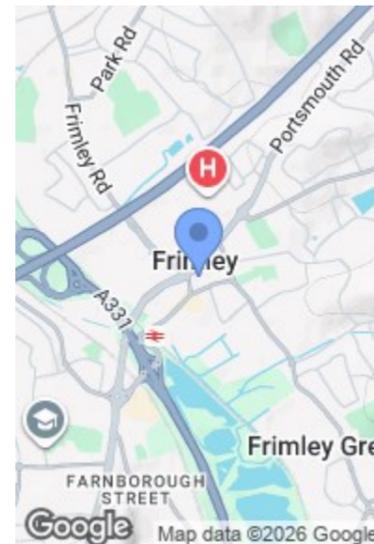
ROAD MAP



HYBRID MAP



TERRAIN MAP



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	92-100		
B	81-91		
C	69-80	83	83
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

- Second Floor Apartment
- Two Double Bedrooms
- One Allocated Parking Space
- Recently Decorated
- Well Maintained Communal Grounds
- Beautifully Presented
- En Suite To Bedroom One
- Good Transport Links
- Close To A Wide Range Of Amenities

FULL DETAILS

Entrance Hall

Enter via door, large storage cupboard and carpet flooring.

Reception Room/Kitchen

Kitchen has a range of base and eye level units, sink, dishwasher, fridge/freezer, washing machine, hob, oven, extractor fan, boiler and tiled flooring. Reception area has carpet flooring.

Bedroom One

Double bedroom, wardrobe with mirrored sliding doors, carpet flooring and door leading through to;

En Suite

Shower cubicle, low level WC, wash hand basin, vanity mirror, heated towel rail, partly tiled walls and tiled flooring.

Bedroom Two

Double bedroom and carpet flooring.

Bathroom

Bath with shower, low level WC, wash hand basin, vanity mirror, heated towel rail, partly tiled walls and tiled flooring.

Lease Information

We have been advised by the current owner that there is approximately 116 years left on the lease. The current service charge and buildings insurance combined is approximately £147.64 per month. We have been advised that there is no ground rent. Whilst every attempt has been made to ensure this information is correct, Knights Property Services can not be held liable for any inaccuracy as we are relying on third party information.

Council Tax

Band C.

FLOORPLAN

SECOND FLOOR
711 sq.ft. (66.1 sq.m.) approx.



TOTAL FLOOR AREA: 711 sq.ft. (66.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan 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.
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6 CHANCELLOR DRIVE, FRIMLEY, CAMBERLEY GU16

KNIGHTS PROPERTY SERVICES - Situated along Chancellor Drive, Frimley, is this extremely well presented second floor apartment now available for sale. This modern property, which has recently been decorated throughout, features an open plan reception room/kitchen, bathroom and two double bedrooms with an en suite to bedroom one. This beautiful home is ideally located just a stone's throw from Frimley high street, which offers a variety of local amenities. Excellent transport links ensure easy access to surrounding areas, while Frimley Park Hospital and well regarded schools are also within close proximity.

Additionally the property includes one allocated parking space. Helena Court has beautiful communal grounds, providing a pleasant outdoor space.