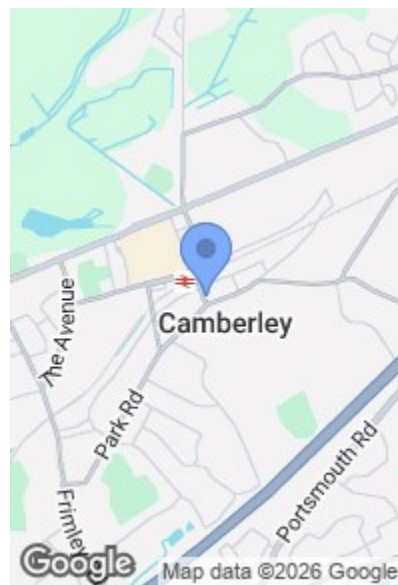


ABBEY COURT, CAMBERLEY GU15  
£1,595 PER MONTH PCM

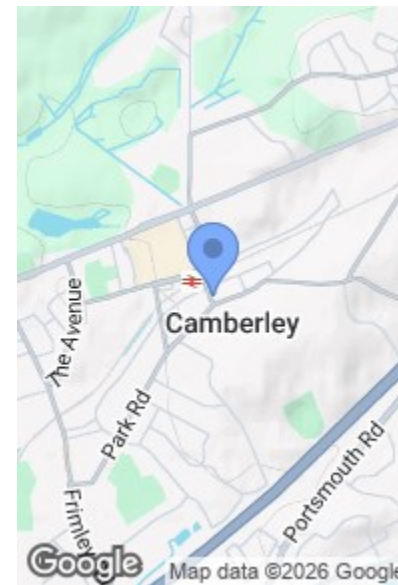
ROAD MAP



HYBRID MAP



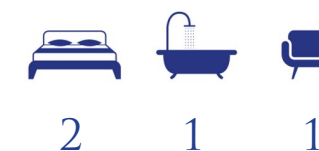
TERRAIN MAP



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		
D	55-68	68	73
E	39-54		
F	21-38		
G	1-20		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

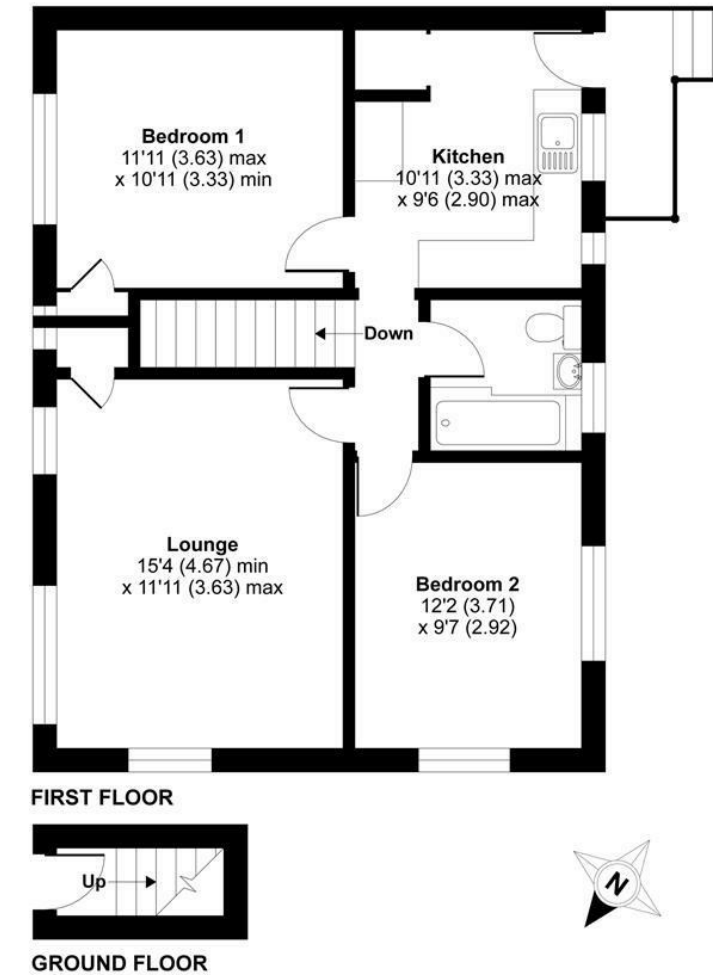




## FLOORPLAN

### Abbey Court, Camberley, GU15

Approximate Area = 682 sq ft / 63.3 sq m  
For identification only - Not to scale



## MAIN FEATURES

- Available 2nd May
- Unfurnished
- Two Bedrooms
- Allocated Parking For One Vehicle
- Modern Bathroom
- Town Centre Location
- Modern Kitchen
- Communal Grounds

## FULL DETAILS

### Ground Floor Entrance

Enter via door and stairs leading to the first floor.

WC, wash hand basin, tiled flooring and tiled walls.

### First Floor Landing

Carpet flooring.

### Council Tax

Band C.

### Lounge

15'4 x 11'11 (4.67m x 3.63m)

Dual aspect and carpet flooring.

### Kitchen

10'11 x 9'6 (3.33m x 2.90m)

Range of base and eye level units, electric fan assisted oven, four ring gas hob, extractor hood, washing machine, fridge/freezer, sink, partly tiled walls and tiled flooring.

### Bedroom One

11'11 x 10'11 (3.63m x 3.33m)

Front aspect double bedroom and carpet flooring.

### Bedroom Two

12'2 x 9'7 (3.71m x 2.92m)

Dual aspect double bedroom and carpet flooring.

### Bathroom

'P' shaped bath with shower attachment, low level



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichocom 2021. Produced for Knights Property Group. REF: 740431

## ABBAY COURT, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES **\*\*AVAILABLE 2ND MAY & UNFURNISHED\*\*** For rent is this first floor maisonette, within the heart of Camberley town centre. The property comprising; lounge, modern kitchen, modern bathroom and two bedrooms. Further benefits include communal grounds and allocated parking for one vehicle. Camberley town centre has an array of amenities such as The Square shopping centre, Atrium complex, theatre, train station and Places Leisure.

Holding deposit - £380.77

5 weeks deposit - £1903.85

Minimum household income required for referencing - £49,500