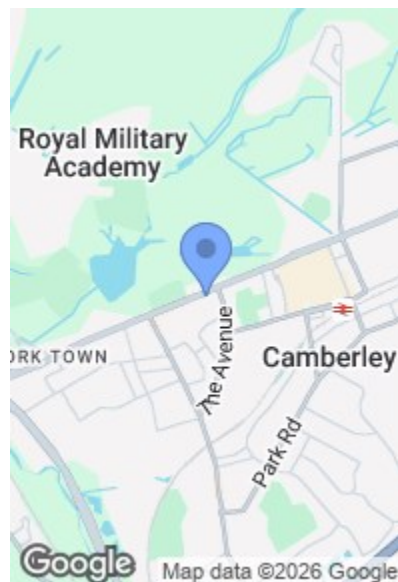
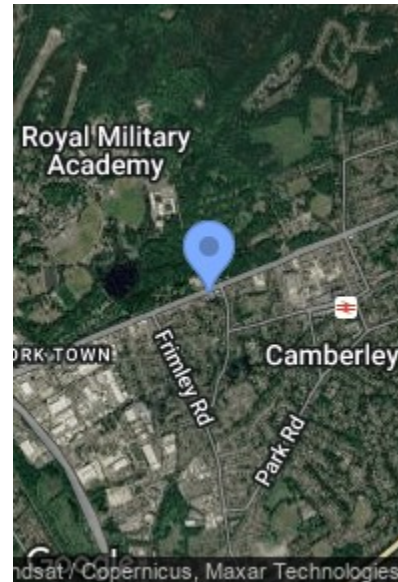


283 LONDON ROAD, CAMBERLEY GU15
OFFERS IN EXCESS OF £270,000

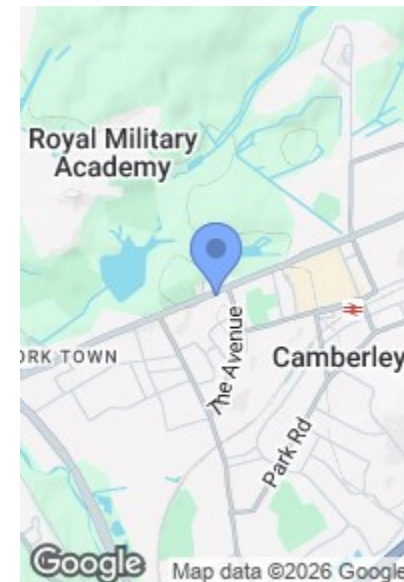
ROAD MAP



HYBRID MAP



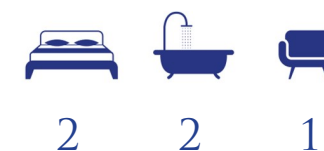
TERRAIN MAP



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



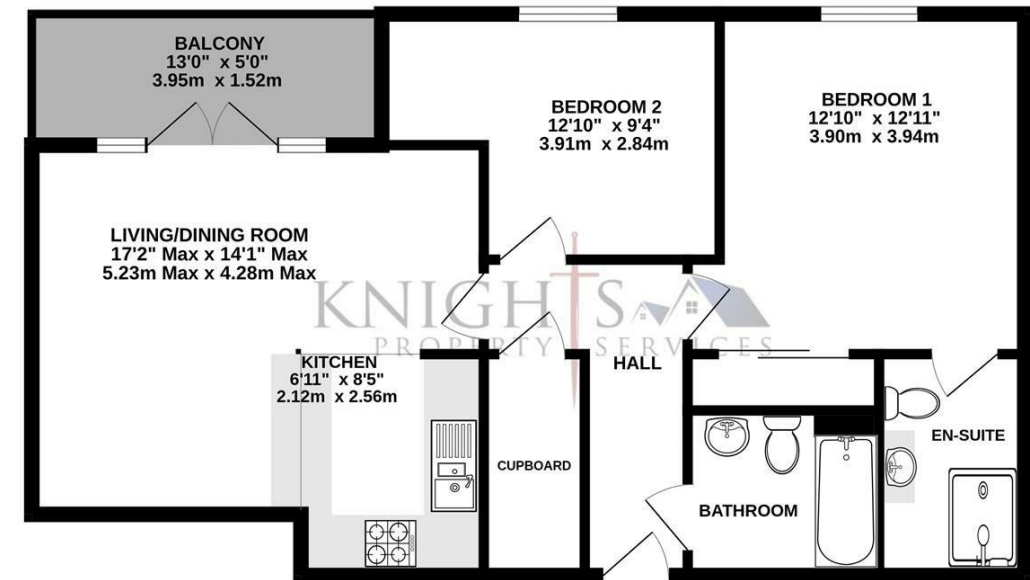
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	92-100		83
B	81-91		
C	69-80	69	
D	55-68		
E	39-54		
F	21-38		
G	1-20		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	





FLOORPLAN

FIRST FLOOR
713 sq.ft. (66.2 sq.m.) approx.



TOTAL FLOOR AREA: 713 sq.ft. (66.2 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.
Made with Metoclix 62025



MAIN FEATURES

- First Floor Apartment
- Two Large Double Bedrooms
- Lift Access
- Good Transport Links
- One Allocated Underground Parking Space
- SW Facing Balcony
- En Suite To Bedroom One
- Very Well Presented
- Close To Camberley Town Centre
- Attractive Radiator Covers

FULL DETAILS

Hall

Enter via door, intercom, large storage cupboard and wood flooring.

Kitchen

Range of base and eye level units, breakfast bar (with electrical outlets), sink, hob, oven, extractor fan and space for; fridge, freezer and washing machine. Wood flooring and leading into;

Living/Dining Room

Wood flooring and patio doors leading through to the balcony with outside lighting.

Bedroom One

Double bedroom, custom made wardrobe with sliding doors, carpet flooring and leading through to;

En Suite

Shower cubicle, low level WC, wash hand basin, partly tiled walls and vinyl flooring. New heated towel rail (timing and thermostat controlled).

Bedroom Two

Double bedroom and carpet flooring.

Bathroom

Bath with shower, low level WC, wash hand basin, partly tiled walls and vinyl flooring. New heated towel rail (timing and thermostat controlled).

Council Tax

Band D.

Leasehold Information

We have been advised by the current owner that there is approximately 978 years remaining on the lease. The current service charge is approximately £2956.82 per annum. The owner has also advised that it is a 'peppercorn' ground rent. Knights Property Services can not be held liable for any inaccuracy as we are relying on third party information.

283 LONDON ROAD, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - For sale is this purpose-built first floor apartment, ideally positioned for a wide range of amenities from Camberley town centre to Places Leisure and The Meadows shopping centre. The very well presented apartment comprising; open plan kitchen leading through to the living/dining room with access on to the South-West facing balcony, bathroom and two large double bedrooms with an en suite to bedroom one. The property comes with one allocated underground parking space. Dorchester Court has lift access, a bike store and well maintained communal gardens and courtyard. The property is also ideally situated for good commuter links.