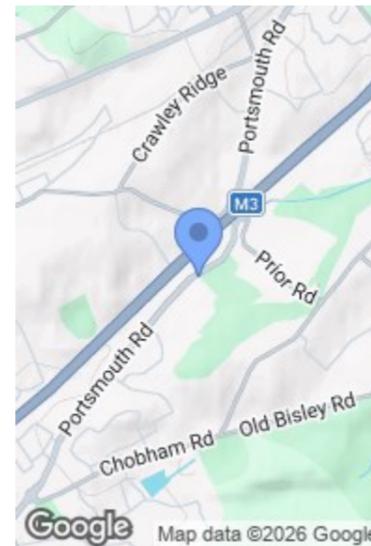
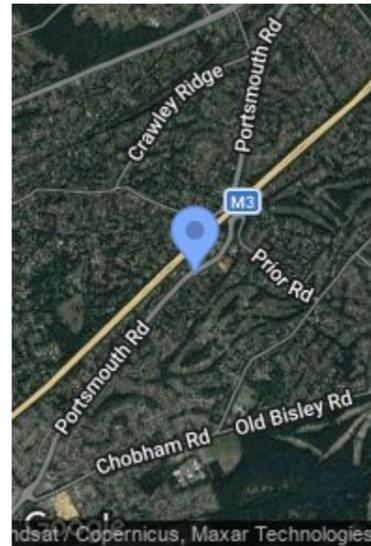
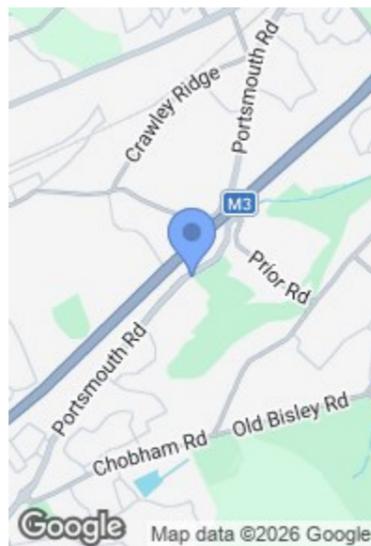


ROAD MAP

HYBRID MAP

TERRAIN MAP



SOUTHCOTE PARK, CAMBERLEY GU15
OFFERS IN EXCESS OF £600,000

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



Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
A (91-95)	70 82
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	



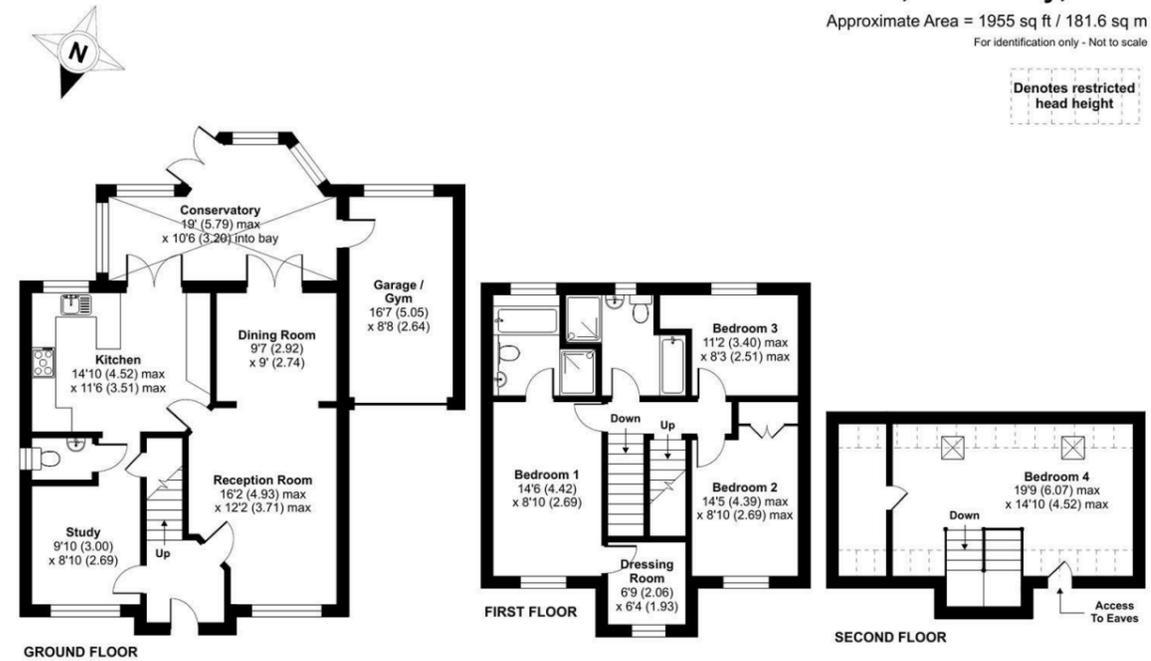


FLOORPLAN

Southcote Park, Camberley, GU15

Approximate Area = 1955 sq ft / 181.6 sq m
For identification only - Not to scale

Denotes restricted head height



MAIN FEATURES

- No Onward Chain
- Very Well Presented Detached Home
- Substantial Accommodation
- Driveway Parking
- En Suite & Dressing Room To Bedroom One
- Four Bedrooms
- Recently Decorated
- Converted Garage
- Close To Well Regarded Schools
- Close To Camberley Heath Golf Club

FULL DETAILS

Entrance Hallway

Enter via front door, laminate flooring and stairs leading to the first floor.

Reception Room

Front aspect, laminate flooring and leading through to;

Dining Room

Laminate flooring and doors leading through to;

Conservatory

Tiled flooring and doors leading to the garden.

Garage/Gym

Heating, power and laminate flooring.

Kitchen

Range of base and eye level units, granite work surfaces, five ring gas hob, double oven, extractor fan, dishwasher, washing machine, sink and space for; fridge/freezer. Partly tiled walls and tiled flooring.

Study

Laminate flooring.

WC

Low level WC, wash hand basin and partly tiled walls.

First Floor Landing

Carpet flooring.

Bedroom One

Front aspect, carpet flooring and door leading through to;

En Suite

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

Dressing Room

Carpet flooring.

Bedroom Two

Front aspect, wardrobe and carpet flooring.

Bedroom Three

Rear aspect and carpet flooring.

Bathroom

Shower cubicle, bath, low level WC, wash hand basin, heated towel rail and tiled walls.

Second Floor - Bedroom Four

Sizeable, storage, velux windows and carpet flooring.

To The Rear

Patio area with steps leading to the lawned area. Gate leading to the front of the property.

To The Front

Driveway parking, lawned area with shrubbery and path leading to the front door.

Council Tax

Band F.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. KNIGHTS PROPERTY SERVICES. Produced for Knights Property Services. REF: 1355068

SOUTHCOTE PARK, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES ****NO ONWARD CHAIN**** Tucked away in a cul-de-sac setting is this very well presented and sizeable home, which enjoys an enviable location within walking distance of Southcote Park and the highly regarded Prior Heath school, while also being just a short distance from Ravenscote and Tomlinscote schools. Camberley town centre is within close proximity with its good selection of shops, restaurants and leisure facilities as well as Frimley Park hospital and Camberley Heath Golf Club also nearby. The property is well-positioned for access to major road and train links, making it ideal for families and commuters alike. This impressive family home offers a versatile layout arranged over three floors, comprising of four well-sized bedrooms, a four piece bathroom and an en suite and dressing room to bedroom one. On the ground floor, there is a reception room leading through to the dining room, study, WC and kitchen leading through to the conservatory, offering a bright and airy space overlooking the garden. The garage has been converted to a gym, offering excellent potential for a variety of uses. The property, which is being sold with no onward chain, has recently been decorated throughout and further boasts a well maintained rear garden and driveway parking. A viewing is highly recommended to really appreciate everything that this home has to offer.