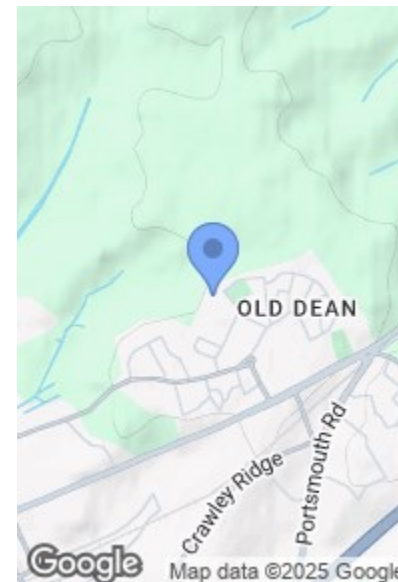
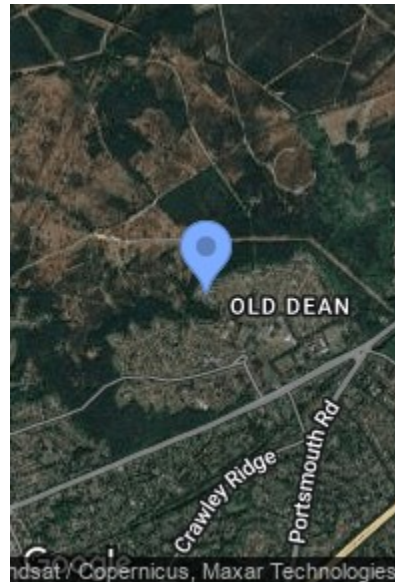




ROAD MAP

HYBRID MAP

TERRAIN MAP



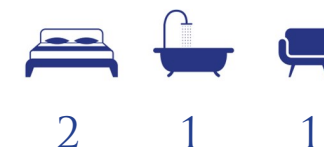
HIGHVIEW CRESCENT, CAMBERLEY GU15

OFFERS IN EXCESS OF £240,000

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92 plus)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	73	78
EU Directive 2002/91/EC		





MAIN FEATURES

- Ground Floor Apartment
- Two Double Bedrooms
- Large Garden
- Low Ground Rent & Maintenance Charges
- Communal Parking
- External Storage
- Nest Heating System
- Floor To Ceiling Radiators (Two Years Old)

FULL DETAILS

Entrance Hallway

Telecom entry system, storage cupboard and laminate flooring.

Living Room

16'7 x 12'0 (5.05m x 3.66m)

Laminate flooring and door leading to the garden. Leading through to;

Kitchen

9'7 x 8'4 (2.92m x 2.54m)

Range of base and eye level units, electric oven, four ring gas hob, extractor fan, sink and space for; fridge/freezer and washing machine. Laminate flooring.

Bedroom One

12'11 x 12'10 (3.94m x 3.91m)

Rear aspect double bedroom and carpet flooring.

Bedroom Two

9'9 x 6'11 (2.97m x 2.11m)

Front aspect double bedroom and carpet flooring.

Bathroom

Bath with rainfall shower head and additional

shower attachment, low level WC, wash hand basin with storage, partly tiled walls, vanity mirror and tiled flooring.

To The Rear

Mainly laid to lawn with patio area. Calisthenics gym equipment. Gate with access on to Barossa Woods.

To The Front

Communal parking. Side access to the garden.

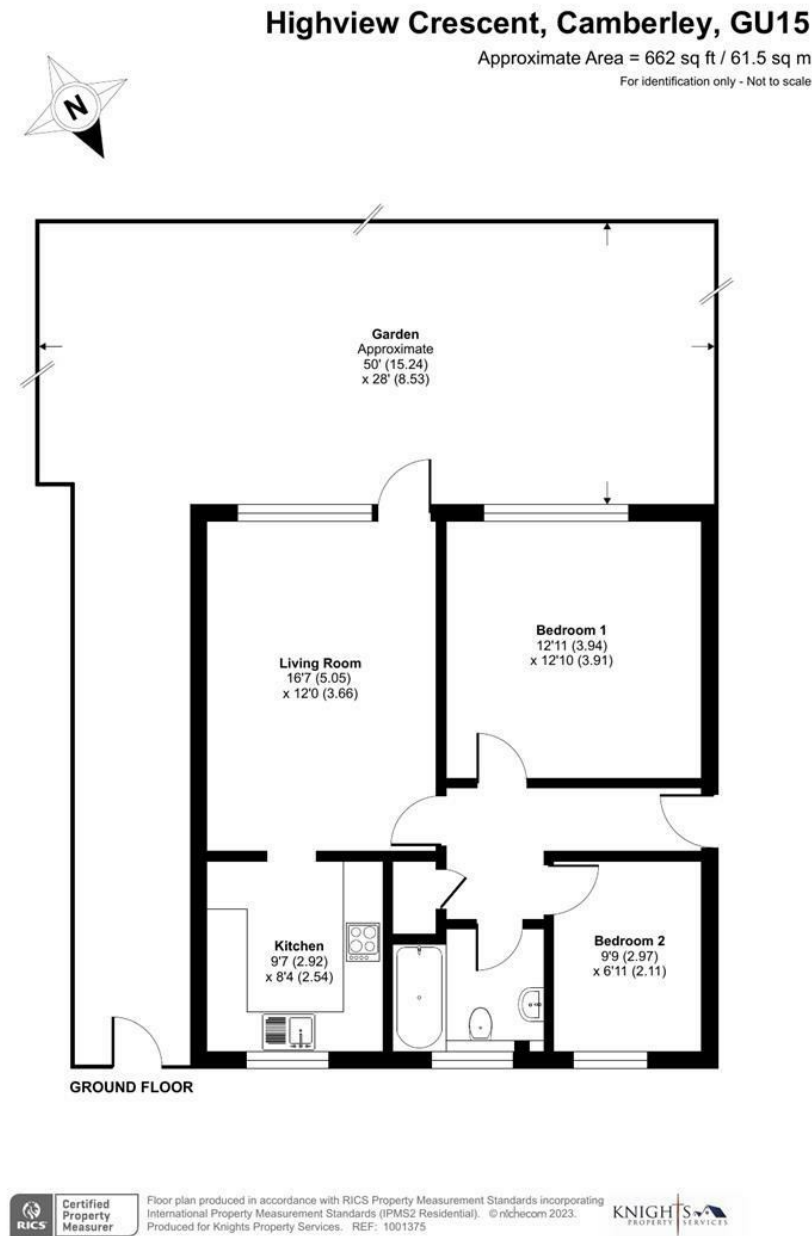
Leasehold Information

We have been advised by the owner that there is approximately 102 years remaining on the lease. The owner currently pays £79 per month in total for ground rent and maintenance charges. Whilst every attempt has been made to ensure this is correct, Knights Property Services can not be held liable for any inaccuracy in this information as we are relying on it from a third party.

Council Tax

Band B.

FLOORPLAN



HIGHVIEW CRESCENT, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - New to the market for sale is this extremely well presented ground floor apartment, within close proximity of Camberley town centre. The property comprising; living room leading through to the modern kitchen, two double bedrooms and a modern bathroom. In addition to being close to local schools, the property boasts low ground rent and maintenance charges as well as a large rear garden which then gives access on to Barossa Woods. There is also external storage and communal parking to the front of the property. A viewing is highly recommended!