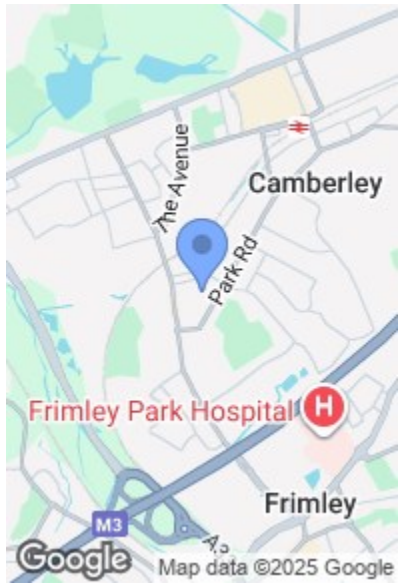
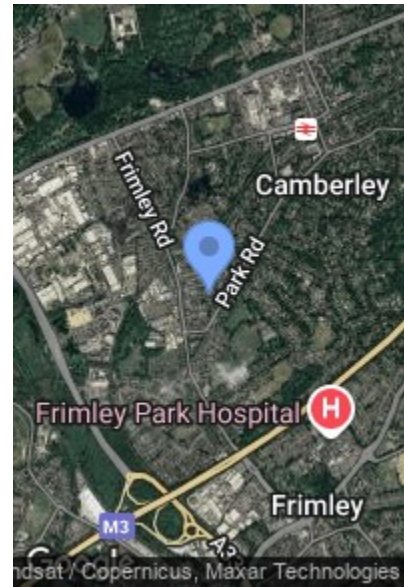




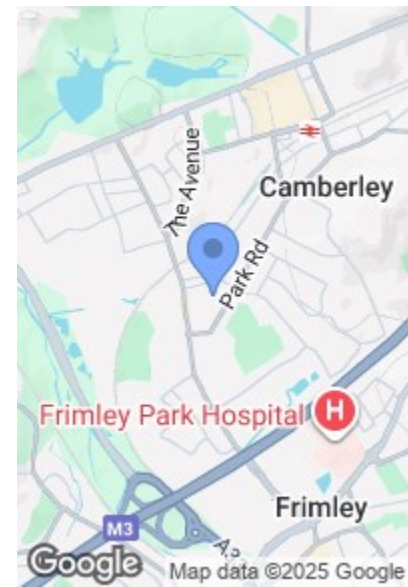
ROAD MAP



HYBRID MAP



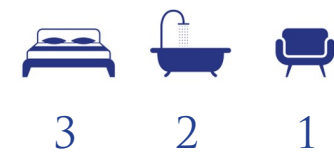
TERRAIN MAP



HOSKINS COURT, CAMBERLEY GU15

PRICE GUIDE £450,000

Energy Efficiency Rating	
	Current
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	EU Directive 2002/91/EC



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MAIN FEATURES

- Semi Detached Town House
- Three Double Bedrooms
- Low Maintenance Rear Garden
- Very Well Presented Home
- Two Allocated Parking Spaces
- Close To Camberley Town Centre
- Good Commuter Links
- En Suite & Dressing Area To Bedroom One

FULL DETAILS

Entrance Hallway

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

WC

Wash hand basin, low level WC, feature wall and laminate flooring.

Kitchen

13'0 x 6'0 (3.96m x 1.83m)

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

Living/Dining Room

16'3 x 13'2 (4.95m x 4.01m)

Understairs storage and laminate flooring. Doors leading to the rear garden.

First Floor Landing

Carpet flooring.

Bedroom Two

13'0 x 9'3 (3.96m x 2.82m)

Rear aspect double bedroom, wardrobe with mirrored sliding doors and carpet flooring.

Bedroom Three

13'0 x 8'9 (3.96m x 2.67m)

Front aspect double bedroom, wardrobe with sliding doors and carpet flooring.

Bathroom

Wash hand basin, low level WC, bath with power shower, vanity mirror, shaver point, partly tiled walls and linoleum flooring.

Second Floor

Bedroom One

13'8 x 13'0 (4.17m x 3.96m)

Dual aspect double bedroom, carpet flooring, airing cupboard and access to the loft.

Dressing Area

10'4 x 6'0 (3.15m x 1.83m)

Velux window, wardrobes and dressing table. Carpet flooring and door leading through to;

En Suite

Walk-in shower with rainfall shower head and additional shower attachment, wash hand basin with storage, low level WC, heated towel rail, vanity mirror, tiled walls and tiled flooring.

To The Front

Area laid to artificial lawn, shingle and path leading to the front door.

To The Rear

Areas laid to decking, shingle and artificial lawn. Shed and new fence panels.

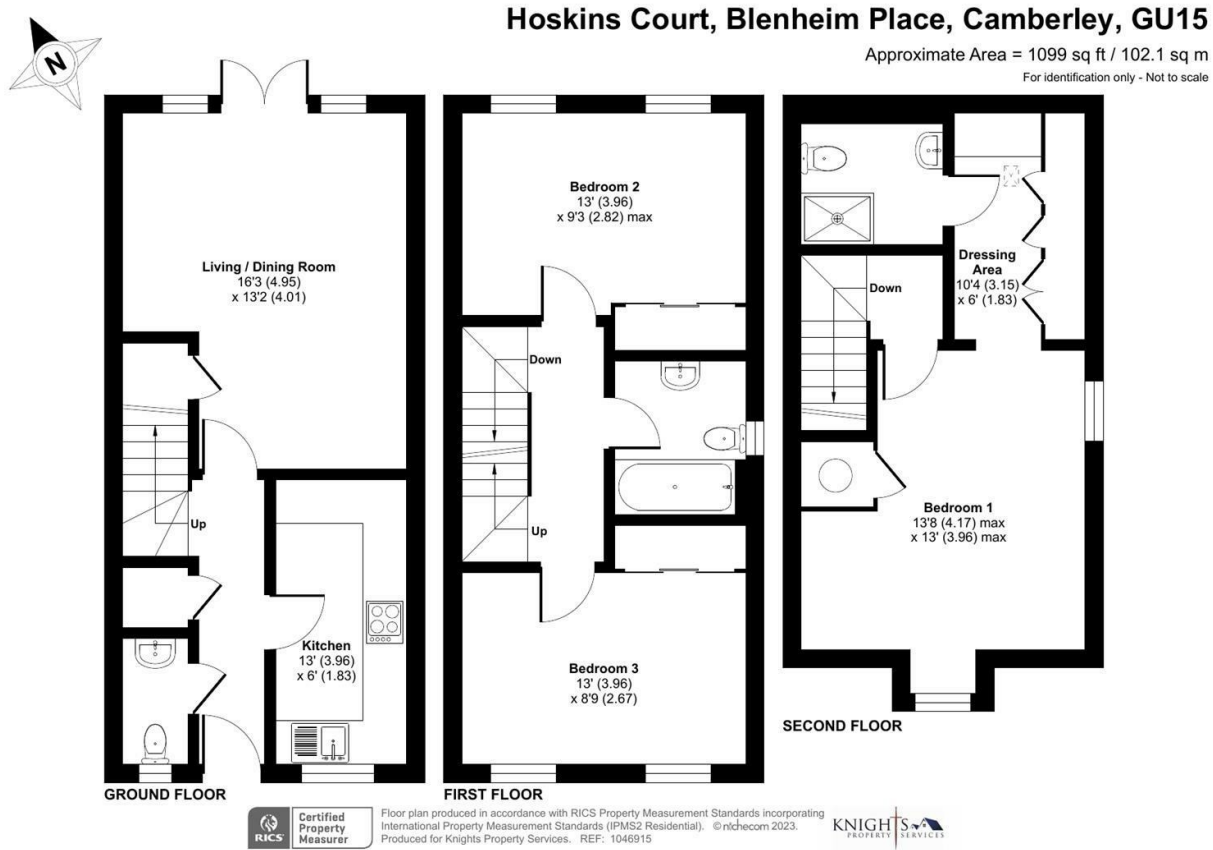
Council Tax

Band D.

Additional Information

We have been advised by the owner that there is a service charge of £278 approx. per annum.

FLOORPLAN



HOSKINS COURT, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - New to the market for sale is this very well presented semi detached town house, ideally positioned in a cul-de-sac within the Blenheim Place development. The ground floor comprising; kitchen, WC and living/dining room. The first floor has two double bedrooms and a bathroom. On the second floor there is a spacious bedroom with dressing area and en suite to complete the property internally. Further features to note include both a well maintained front garden and rear garden with new fence panelling in addition to two allocated parking spaces. The property is ideally situated within walking distance of Camberley town centre, with its array of amenities including the train station, Square shopping centre, Atrium complex, theatre and Places Leisure. The property is also close to Frimley Road with its variety of shops. The home is within close proximity of local schools as well as providing easy access to the A30 and M3. A viewing is highly recommended.