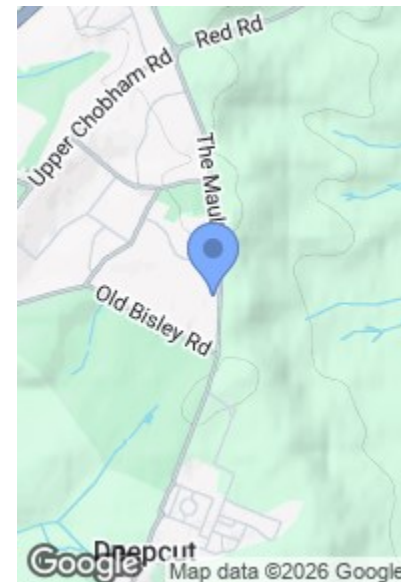
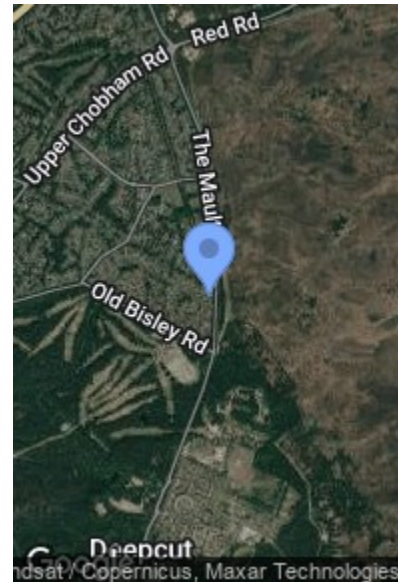


ROAD MAP

HYBRID MAP

TERRAIN MAP

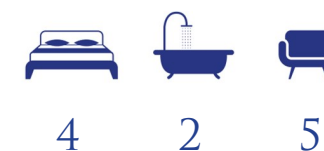


CHEYLESMORE DRIVE, FRIMLEY, CAMBERLEY GU16  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	92-100		
B	81-91		
C	69-80		
D	55-68		
E	39-54		
F	21-38		
G	1-20		
Not energy efficient - higher running costs			
England & Wales		63	80
		EU Directive 2002/91/EC	

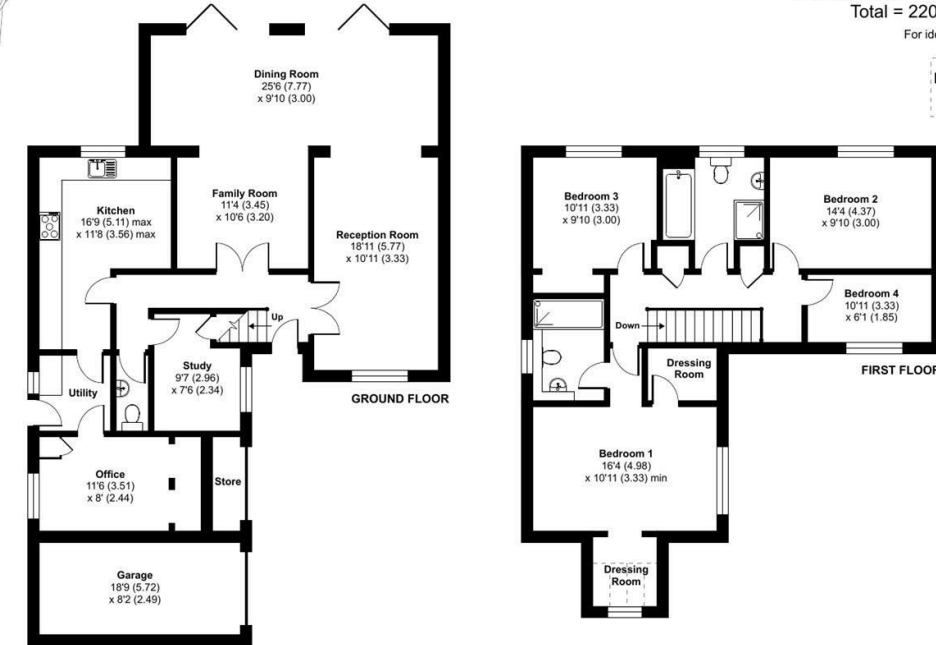




## FLOORPLAN

### Cheylesmore Drive, Frimley, Camberley, GU16

Approximate Area = 2013 sq ft / 187 sq m  
 Limited Use Area(s) = 21 sq ft / 1.9 sq m  
 Garage / Store = 168 sq ft / 15.6 sq m  
 Total = 2202 sq ft / 204.5 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nlschem 2025. KNIGHTS PROPERTY SERVICES

## MAIN FEATURES

- Sizeable Detached Home
- Four Good-Size Bedrooms
- Close To Well Regarded Schools
- Garage & Driveway Parking
- En Suite & Dressing Rooms To Bedroom One

- Very Well Presented
- Spacious Garden
- Open Plan Living
- Close To Woodlands

## FULL DETAILS

### Entrance Hallway

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

### Family Room

Karndeian flooring.

### Reception Room

Front aspect, feature fireplace and Karndeian flooring.

### Dining Room

Karndeian flooring and bi-fold doors leading out to the landscaped garden.

### Study

Understairs storage cupboard and carpet flooring.

### WC

Low level WC, wash hand basin, heated towel rail and tiled flooring.

### Office

Cupboard housing the boiler and carpet flooring.

### Utility

Work surfaces and space for; washing machine and tumble dryer. Patio door leading out to decking area and tiled flooring.

### Kitchen

Range of base and eye level units, water softener, sink, five ring gas hob with extractor hood above, fan assisted oven, tiled flooring and partly tiled walls. Space for; fridge/freezer and dishwasher.

### First Floor Landing

Storage cupboard, airing cupboard and carpet flooring.

### Bedroom One

Two dressing rooms, Karndeian flooring and door leading through to;

### En Suite

Low level WC, wash hand basin, shower cubicle, heated towel rail, storage and karndeian flooring.

### Bedroom Two

Karndeian flooring.

### Bedroom Three

Karndeian flooring.

### Bedroom Four

Karndeian flooring.

### Bathroom

Shower cubicle, low level WC, wash hand basin, storage and bath with shower. Karndeian flooring.

### To The Front

Driveway parking and access to the store and;

### Garage

Up and over door.

### To The Rear

Mainly laid to lawn with patio area, decking area and mature planting.

### Council Tax

Band G.

## CHEYLESMORE DRIVE, FRIMLEY, CAMBERLEY GU16

KNIGHTS PROPERTY SERVICES - For sale is this very well presented home on Cheylesmore Drive, within walking distance of well regarded schools such as Heather Ridge, Tomlinscote and Ravenscote as well as Pine Ridge golf course and local amenities. The flexible and sizeable ground floor comprising; reception room leading through to the dining room, family room, kitchen, utility, study, WC and office. To the first floor there is a bathroom and four bedrooms with two dressing rooms and an en suite to bedroom one. Another great feature of this home is the spacious garden. To the front there is driveway parking with access to the garage and store. The property is within close proximity of Camberley town centre as well as good commuter links. A viewing is highly recommended.