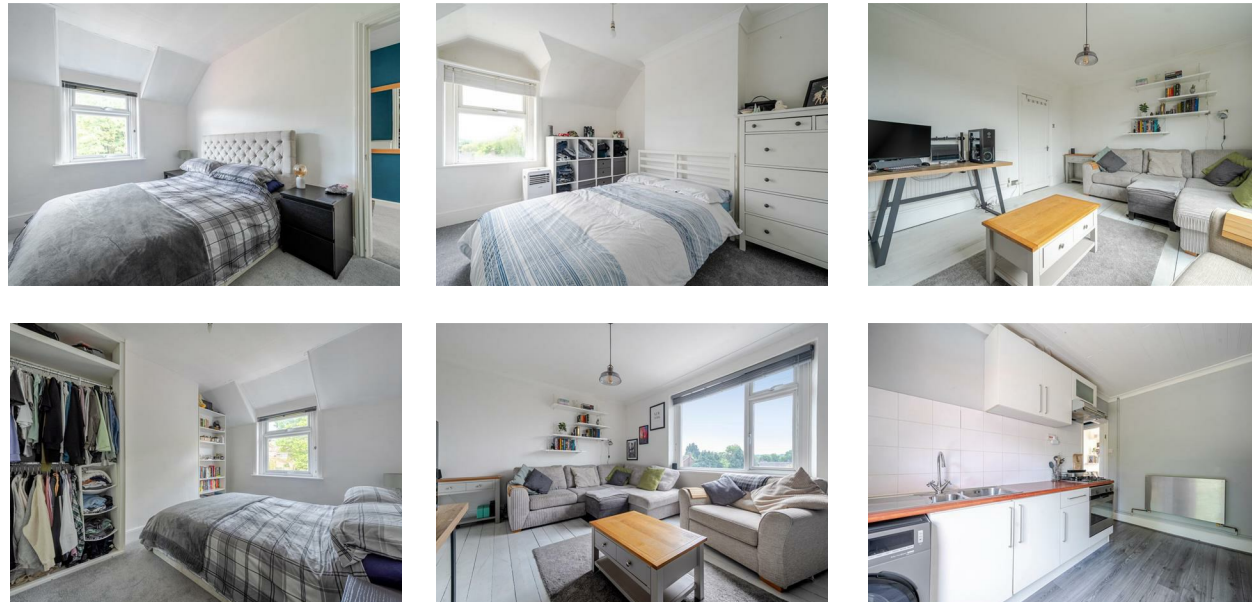
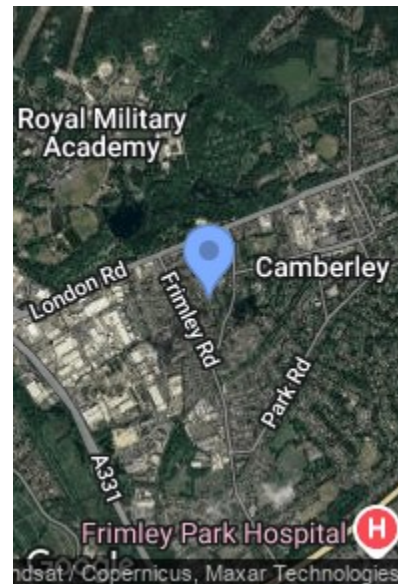




ROAD MAP

HYBRID MAP

TERRAIN MAP

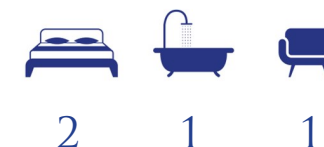


25 WOODLANDS ROAD, CAMBERLEY GU15
OFFERS IN EXCESS OF £280,000

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



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	69	78
EU Directive 2002/91/EC		





MAIN FEATURES

- Share Of Freehold
- Rarely Available Duplex Apartment
- Two Double Bedrooms
- Close To Local Amenities
- Dedicated EV Charger
- Driveway Parking (One Space)
- Millennial Lease
- Garden
- Good Transport Links

FULL DETAILS

Hallway

Enter via door with stairs leading to the second floor. New carpet flooring.

Kitchen

Range of base and eye level units, sink, four ring hob, extractor fan, oven, fridge/freezer and space for; washing machine. Partly tiled walls and laminate flooring.

Reception Room

Storage and laminate flooring.

Second Floor Landing

New carpet flooring.

Bedroom One

Front aspect and new carpet flooring.

Bedroom Two

Rear aspect and new carpet flooring.

Bathroom

Bath with shower, wash hand basin, exposed wall, tiled flooring and partly tiled walls.

WC

Low level WC.

Garden

Mainly laid to slate and patio.

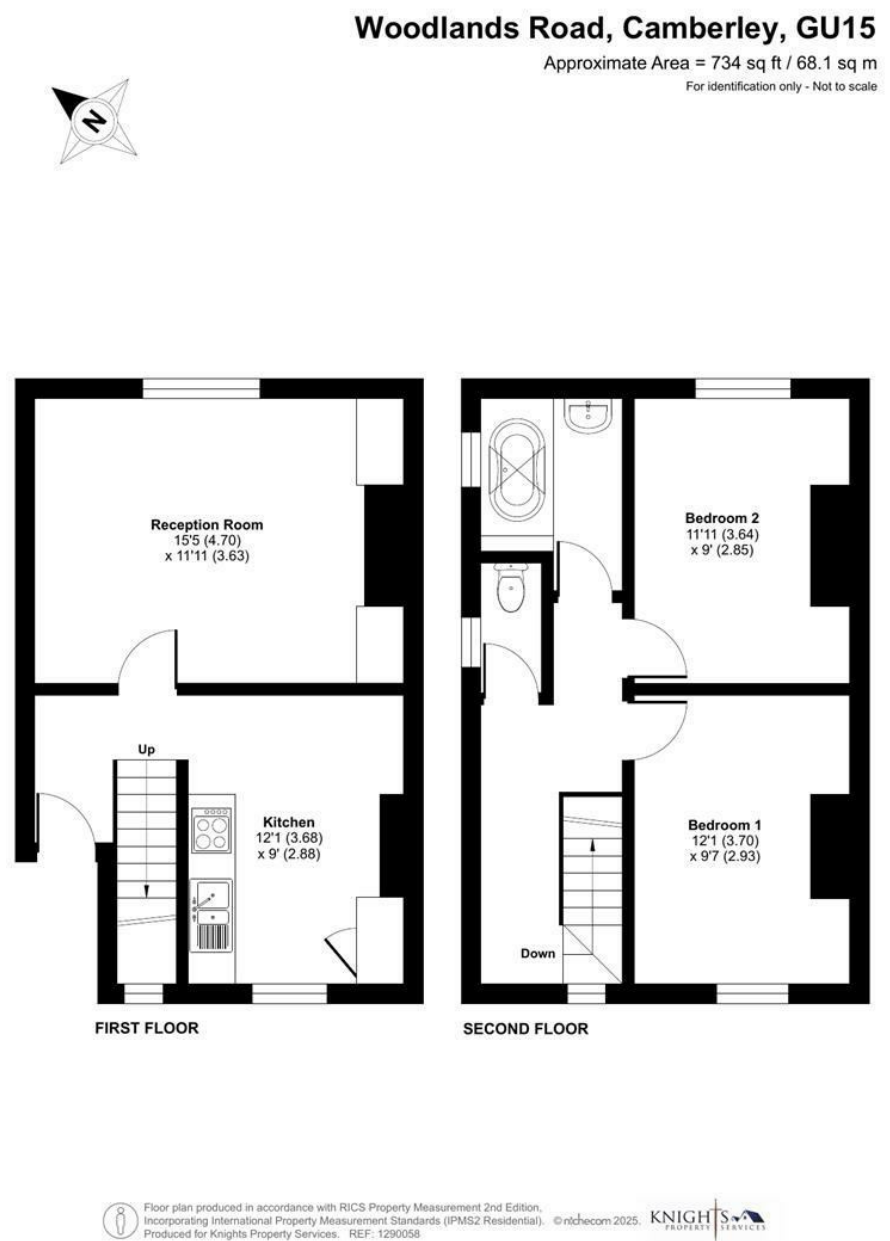
Council Tax

Band C.

Leasehold Information

We have been advised by the current owner that the property is share of freehold with a millennial lease (969 years remaining approximately). The current maintenance charge is approximately £75 per month. Knights Property Services can not be held liable for any inaccuracy as we are relying on third party information.

FLOORPLAN



25 WOODLANDS ROAD, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES ****SHARE OF FREEHOLD**** For sale is this rarely available duplex apartment, just off the Frimley Road, with its good variety of local amenities. The first floor comprising; modern kitchen and good-size reception room. To complete the property internally there are two double bedrooms and a modern bathroom with separate WC to the second floor. The property comes with driveway parking (one space) and a garden. This unique character property is share of freehold and is conveniently situated in a great location close to good transport links, Camberley town centre, train stations and Places Leisure.