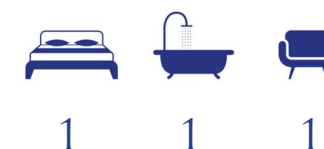




GORDON ROAD, CAMBERLEY GU15
OFFERS IN EXCESS OF £200,000

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



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





MAIN FEATURES

- No Onward Chain
- Duplex Apartment
- One Double Bedroom
- Modern Kitchen
- Walking Distance Of Camberley Town Centre
- One Allocated Parking Space
- Great Transport Links
- Windows Replaced Sept 2023
- 959 Years Remaining On Lease (Approx.)
- Well Maintained Communal Grounds

FULL DETAILS

Kitchen/Reception Room

Carpet flooring and stairs leading to the second floor. Kitchen is fitted with a range of base and eye level units, sink, oven, hob, extractor fan and space for; washing machine, tumble dryer and fridge/freezer. Tiled flooring and partly tiled walls.

Landing

Carpet flooring and access to loft via hatch.

Bedroom

Double bedroom, cupboard and carpet flooring.

Bathroom

Bath with shower attachment, low level WC, wash hand basin, heated towel rail, partly tiled walls and tiled flooring.

Parking

One allocated parking space.

Lease Information

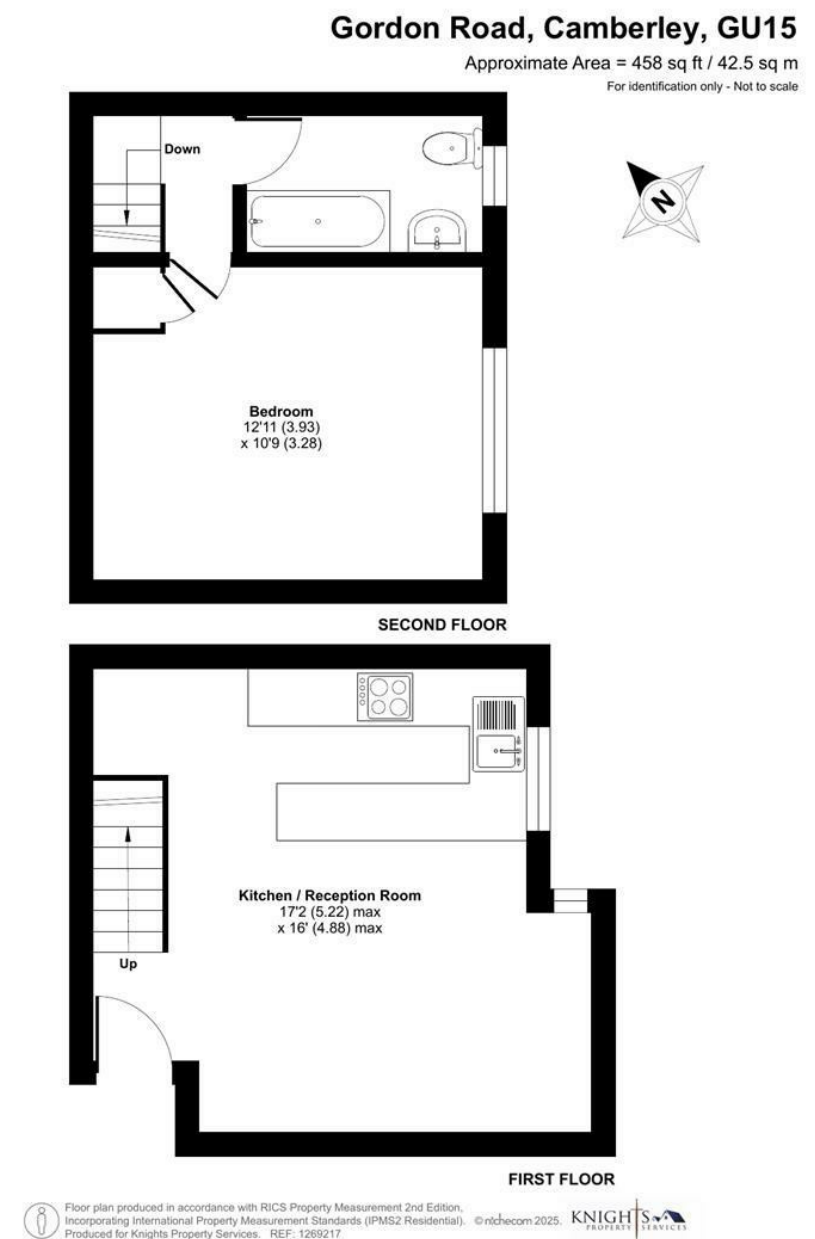
We have been advised by the current owner that there is approximately 959 years left on the lease. There is currently no ground rent and the current maintenance charge is approximately £1,026.01 per

annum. Knights Property Services can not be held liable for any inaccuracy as we are relying on third party information.

Council Tax

Band C.

FLOORPLAN



GORDON ROAD, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES ****NO ONWARD CHAIN**** New to the market for sale is this duplex apartment, occupying a great position within walking distance of Camberley town centre, and all of its amenities such as the train station, The Square shopping centre, Atrium complex and Places Leisure. The home, which is being sold with no onward chain, comprising; open plan kitchen/reception room, double bedroom and bathroom. Additional features to mention include replacement of windows in September 2023 and one allocated parking space (with a visitor space available). The home is also ideally situated for great commuter links.