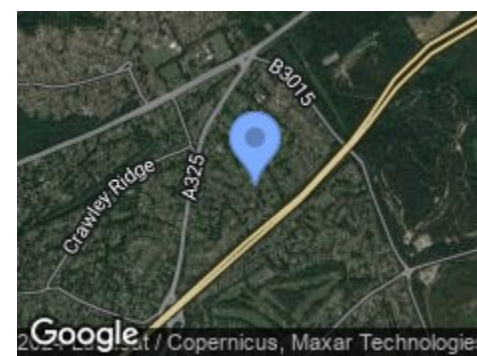




ROAD MAP



HYBRID MAP

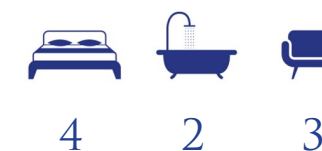


**CHATSWORTH HEIGHTS, CAMBERLEY GU15**  
**£750,000**

Camberley 01276 539111  
Email: [enquiries@knightsproperty.com](mailto:enquiries@knightsproperty.com)  
54 Obelisk Way, Camberley, Surrey GU15 3SG  
[www.knightsproperty.com](http://www.knightsproperty.com)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	92-100		83
B	81-91		
C	69-80	69	
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	



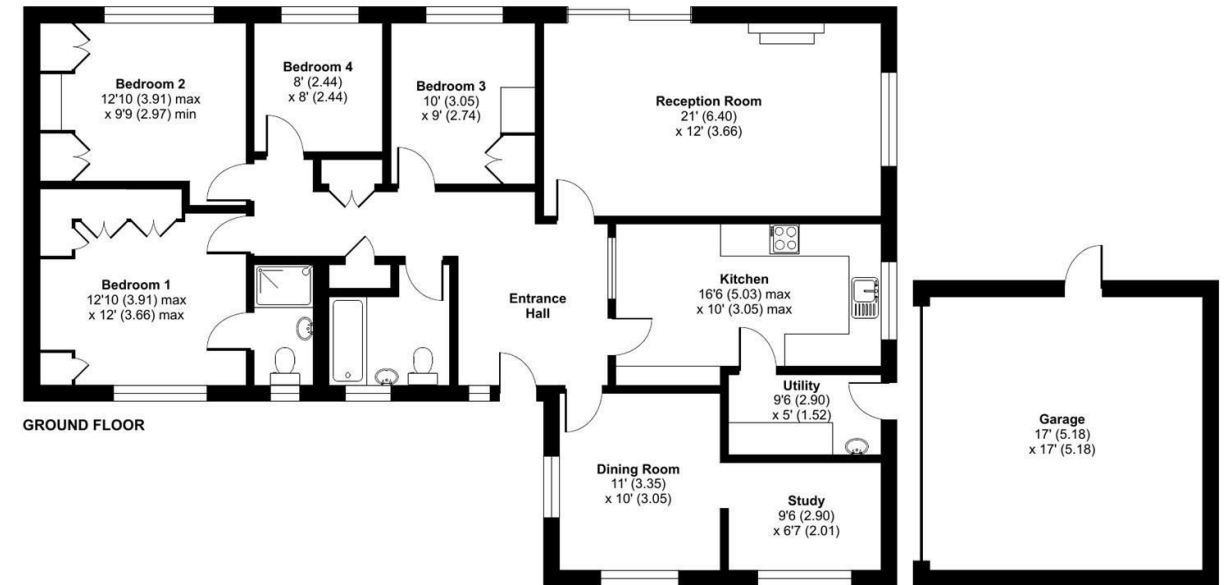




## FLOORPLAN

### Chatsworth Heights, Camberley, GU15

Approximate Area = 1407 sq ft / 130.7 sq m  
 Garage = 289 sq ft / 26.8 sq m  
 Total = 1696 sq ft / 157.5 sq m  
 For identification only - Not to scale



## MAIN FEATURES

- Spacious Detached Bungalow
- Four Double Bedrooms
- En Suite To Bedroom One
- Extremely Well Maintained External Grounds
- Driveway Parking
- Double Garage
- Brand New Boiler

## FULL DETAILS

### Entrance Hall

Enter via door, parquet flooring and two storage cupboards.

### Reception Room

21'0 x 12'0 (6.40m x 3.66m )

Dual aspect, limestone surround fireplace and parquet flooring. Sliding door leading to the rear garden.

### Kitchen

16'6 x 10'0 (5.03m x 3.05m )

Range of base and eye level units, quartz work surfaces, sink, four ring gas hob, extractor fan, oven, microwave, fridge/freezer and dishwasher. Tiled flooring and partly tiled walls.

### Utility

9'6 x 5'0 (2.90m x 1.52m )

Range of base and eye level units, sink and space for; washing machine. Tiled flooring and brand new boiler.

### Dining Room

11'0 x 10'0 (3.35m x 3.05m )

Dual aspect and parquet flooring.

### Study

9'6 x 6'7 (2.90m x 2.01m )

Front aspect and carpet flooring.

### Bedroom One

12'10 x 12'0 (3.91m x 3.66m )

Front aspect double bedroom, wardrobes, carpet flooring and door leading through to;

### En Suite

Wash hand basin, low level WC, shower cubicle, heated towel rail and tiled flooring.

### Bedroom Two

12'10 x 9'9 (3.91m x 2.97m )

Rear aspect double bedroom, wardrobes and carpet flooring.

### Bedroom Three

10'0 x 9'0 (3.05m x 2.74m )

Rear aspect double bedroom, wardrobe, chest of drawers and carpet flooring.

### Bedroom Four

8'0 x 8'0 (2.44m x 2.44m )

Rear aspect double bedroom and carpet flooring.

### Bathroom

Wash hand basin, low level WC, bath with shower attachment, heated towel rail, tiled flooring and tiled walls.

### To The Front

Lawned areas and a range of mature trees and shrubs. Driveway parking for multiple cars and access to;

### Garage

17'0 x 17'0 (5.18m x 5.18m )

Electric up and over door. Power and lighting.

### To The Rear

Mainly laid to lawn with patio area, surrounded by a variety of mature trees, shrubs and bushes.

### Council Tax

Band F.



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrlcheom 2024. Produced for Knights Property Services. REF: 1175434



## CHATSWORTH HEIGHTS, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - Offered to the market for sale is this well presented four bedroom detached bungalow, located in one of Camberley's most prestigious locations. The property occupies a wrap-around plot approaching 1/4 of an acre with an extremely well maintained rear garden measuring approximately 90ft in width. The spacious property comprising; reception room, dining room, study, kitchen with separate utility, bathroom and four double bedrooms with an en suite to bedroom one. There is also a detached double garage offering further potential to extend, subject to planning permission. The home boasts ample driveway parking. The property is located for good commuter links as well as being within close proximity of Camberley town centre with its array of amenities including The Square shopping centre, Atrium complex and Places Leisure. A viewing is highly recommended.