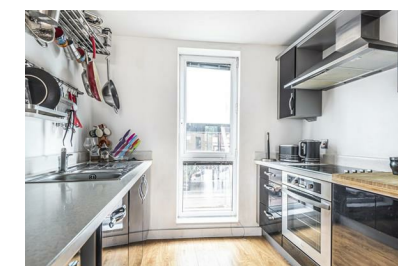
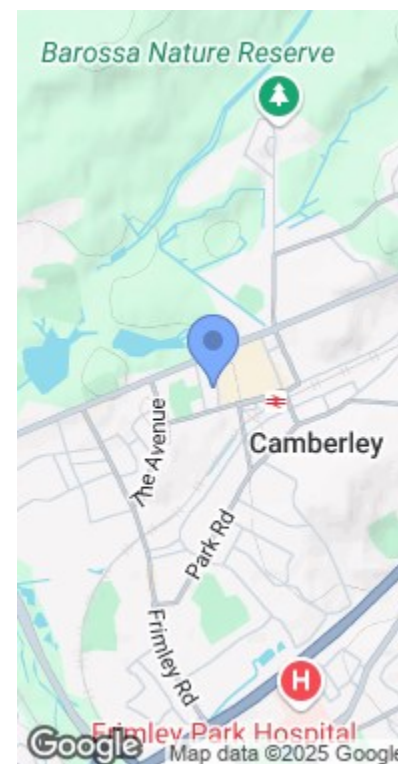
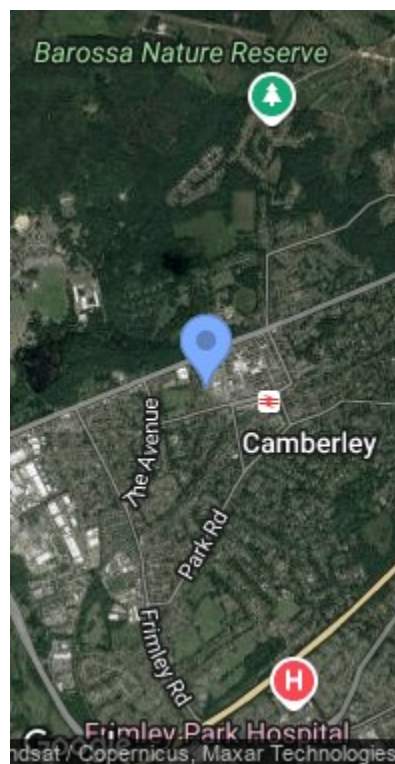
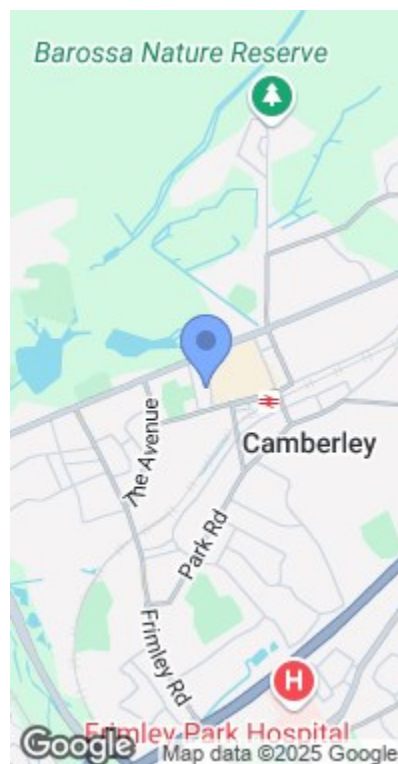




ROAD MAP

HYBRID MAP

TERRAIN MAP



CENTRO, SOUTHERN ROAD, CAMBERLEY GU15  
OFFERS IN EXCESS OF £190,000

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



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	85	86
EU Directive 2002/91/EC		







## MAIN FEATURES

- No Onward Chain
- First Floor Apartment
- One Double Bedroom
- One Allocated Parking Space
- Town Centre Location
- Modern Kitchen & Bathroom
- Balcony
- Underfloor Heating

## FULL DETAILS

### Entrance Hallway

Enter via door, laminate flooring with underfloor heating and storage cupboards which houses the water cylinder and washing machine.

### Living Room

18'4 x 10'6 (5.59m x 3.20m)

Laminate flooring with underfloor heating and doors opening to the;

### Balcony

19'7 x 3'10 (5.97m x 1.17m)

### Kitchen

8'0 x 7'8 (2.44m x 2.34m)

Range of base and eye level units, integrated dishwasher, free standing fridge/freezer, sink, four ring electric hob with extractor hood, electric fan assisted oven and laminate flooring with underfloor heating.

### Bedroom

17'1 x 9'7 (5.21m x 2.92m)

Double bedroom, wardrobe and carpet flooring with underfloor heating.

### Bathroom

Panel enclosed bath with shower, low level WC, wash hand basin, vanity mirror, heated towel rail, partly tiled walls and tiled flooring.

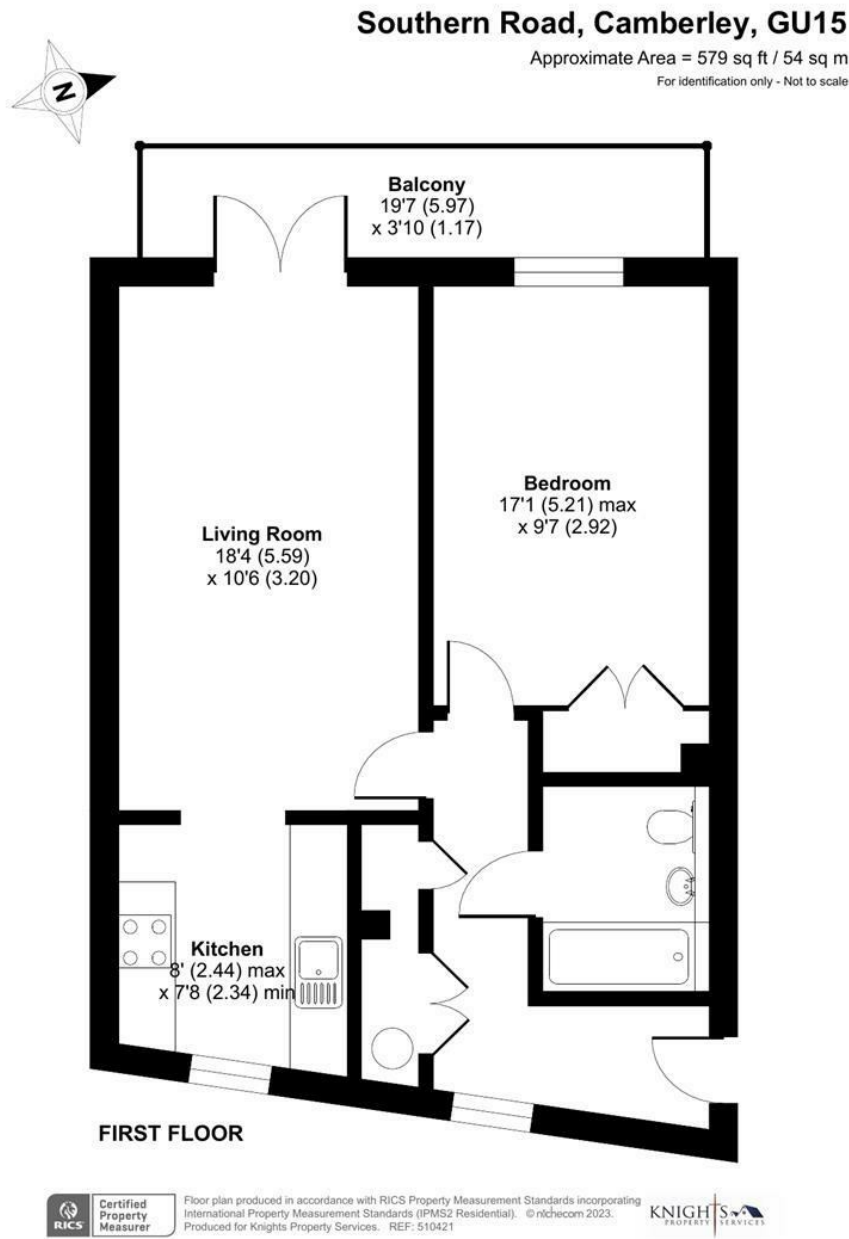
### Lease Information

We have been advised by the owner that there is approximately 109 years left on the lease. The current service charge is approximately £2558 per annum and the current ground rent is approximately £250 per annum. Knights Property Services can not be held liable for any inaccuracy in this as we are relying on third party information.

### Council Tax

Band C.

## FLOORPLAN



## CENTRO, SOUTHERN ROAD, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES **\*\*NO ONWARD CHAIN\*\*** For sale is this first floor apartment, located in the heart of Camberley town centre with its array of amenities such as The Square shopping centre, Atrium complex, train station and Places Leisure. The well presented apartment comprising; one double bedroom, modern bathroom and modern kitchen leading through to the living room with access to the balcony. The property, which is presented to the market with no onward chain, further benefits from underfloor heating and one allocated parking space. The apartment is ideally located for good commuter links.