





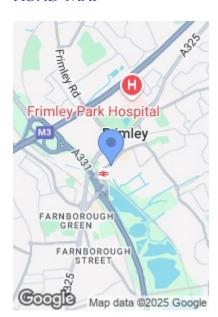








ROAD MAP



HYBRID MAP



TERRAIN MAP



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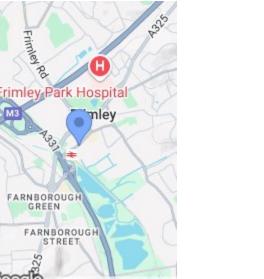












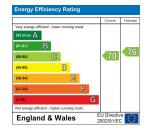








MAYBURY CLOSE, FRIMLEY, CAMBERLEY GU16 OFFERS IN EXCESS OF £675.000











# MAIN FEATURES

- Sizeable Detached Property
- Extremely Well Presented
- Six Bedrooms
- Close To Local Amenities
- Dressing Room & En Suite To Bedroom
  One
- Driveway Parking
- Landscaped Garden
- Exposed Beams
- Great Transport Links
- Studio

# FULL DETAILS

#### Entrance Hall

Enter via door, store and engineered flooring.

#### Hal

Understairs storage, engineered flooring and stairs leading to the first and second floor.

#### Living/Dining Room

# 23'10 x 14'11 (7.26m x 4.55m)

Log burner, engineered flooring and door leading out to the landscaped rear garden.

# WC

Low level WC, wash hand basin and engineered flooring.

# Kitchen/Breakfast Room

13'11 x 13'9 (4.24m x 4.19m)

Range of base and eye level units, Rangemaster cooker with gas hob and electric ovens, extractor hood, sink and space for; fridge/freezer. Tiled flooring and partly tiled walls.

#### Utility

# 8'4 x 4'9 (2.54m x 1.45m)

Space for; washing machine and tumble dryer. Storage units, sink and tiled flooring.

#### Family Room

#### 9'9 x 7'10 (2.97m x 2.39m)

Engineered flooring and doors leading out to the rear garden.

# First Floor Landing

Carpet flooring and cupboard

# Bedroom One

# 13'7 x 12'7 (4.14m x 3.84m)

Rear aspect, feature wall and carpet flooring. Door leading through to;

#### Dressing Room

6'3 x 5'3 (1.91m x 1.60m)

Hanging space and carpet flooring.

#### En Suite

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

#### Bedroom Two

# 14'11 x 11'10 (4.55m x 3.61m)

Rear aspect, wardrobes, storage and carpet flooring.

#### Bedroom Three

### 9'11 x 7'7 (3.02m x 2.31m)

Rear aspect, wardrobe and carpet flooring.

# Bedroom Four

# 8'11 x 7'0 (2.72m x 2.13m)

Front aspect, wardrobe and carpet flooring.

# Bathroom

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

#### Second Floor Landing

# 7'8 x 7'0 (2.34m x 2.13m)

Carpet flooring

# Bedroom Five

11'11 x 10'4 (3.63m x 3.15m)

Eave storage, velux window and carpet flooring.

# Bedroom Six

# 11'2 x 10'9 (3.40m x 3.28m)

Eave storage, velux windows and carpet flooring.

#### Shower Room

Shower cubicle, wash hand basin, low level WC, heated towel rail, storage, tiled flooring and partly tiled walls.

#### To The Re

Landscaped garden comprising; artificial lawned areas and patio area, offering a great entertaining space. Shed and access to;

#### Studio

#### 13'2 x 8'7 (4.01m x 2.62m)

Power and lighting.

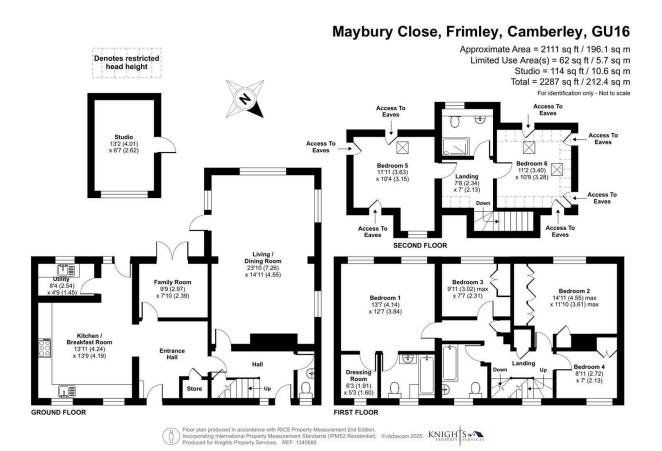
# To The Front

Driveway parking for multiple vehicles.

# Council Tax

Band E.

# FLOORPLAN



# MAYBURY CLOSE, FRIMLEY, CAMBERLEY GU16

KNIGHTS PROPERTY SERVICES - For sale is this stunning six bedroom characterful house, set over three floors, which has been extended and renovated to a high specification. Situated just off Frimley High Street in a convenient location for local amenities and the train station, this is a must see property. The ground floor boasts a sizeable living/dining room, kitchen/breakfast room with separate utility, WC and family room. The first floor has a bathroom and four bedrooms, with an en suite and dressing room to bedroom one. To complete the property internally there are two more bedrooms to the second floor, as well as a shower room. The very well presented property has block paved driveway parking to the front. To the rear of the property there is a very well maintained landscaped garden, making it ideal for entertaining, in addition to a studio. A viewing is highly recommended to really appreciate everything that this stunning property has to offer.