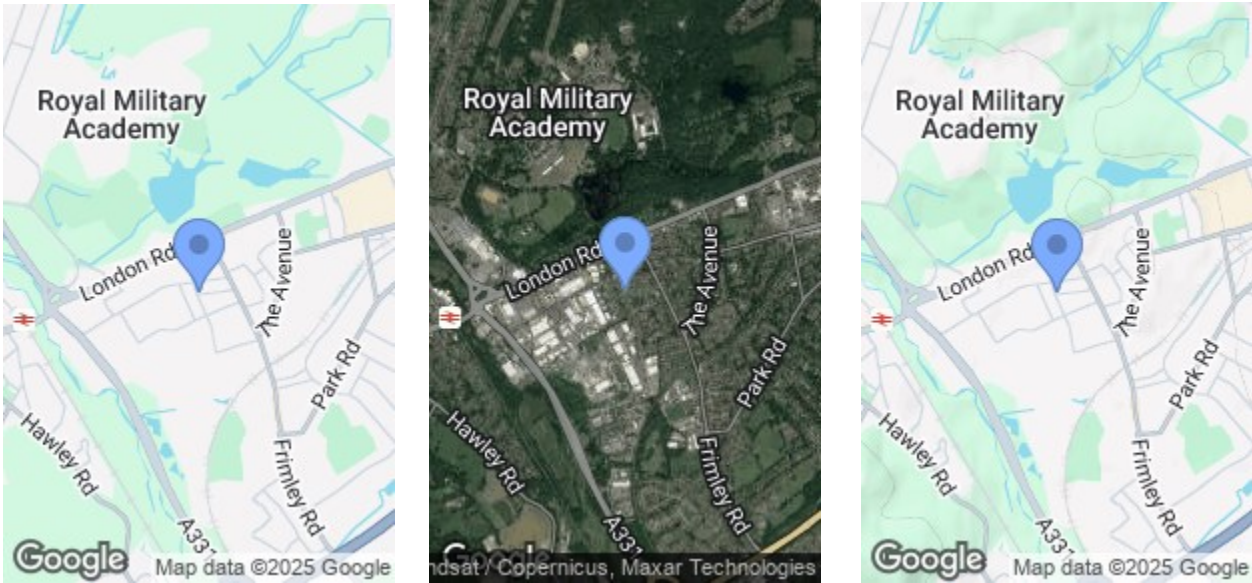


ROAD MAP

HYBRID MAP

TERRAIN MAP



ALEXANDRA AVENUE, CAMBERLEY GU15
£575,000

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	67	76
EU Directive 2002/91/EC		



Camberley 01276 539111
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MAIN FEATURES

- Detached Property
- Three Spacious Bedrooms
- En Suite To Bedroom One
- Great Transport Links
- Close To Local Amenities
- Easy Maintenance Garden
- Garage & Driveway Parking
- Two Reception Areas
- Versatile Accommodation

FULL DETAILS

Entrance Hall

Enter via door, understairs storage and stairs leading to the first floor.

Family Room

15'5 x 12'2 (4.70m x 3.71m)

Bay window, feature fireplace with cast iron surround and laminate flooring.

Living/Dining Room

27'7 x 13'2 (8.41m x 4.01m)

Laminate flooring and bi-folding doors leading to the rear garden.

Kitchen

11'11 x 8'4 (3.63m x 2.54m)

Range of base and eye level units, sink, dishwasher, Rangemaster cooker with extractor hood, tiled flooring and door leading through to;

Utility

10'7 x 5'0 (3.23m x 1.52m)

Range of base level units and space for; washing machine and tumble dryer.

WC

Low level WC and wash hand basin.

First Floor Landing

Carpet flooring.

Bedroom One

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

Front aspect, storage and carpet flooring.

En Suite

Shower cubicle with rainfall showerhead and shower attachment, low level WC, wash hand basin with storage, heated towel rail, partly tiled walls and tiled flooring.

Bedroom Two

14'7 x 8'10 (4.45m x 2.69m)

Rear aspect and carpet flooring.

Bedroom Three

10'6 x 9'2 (3.20m x 2.79m)

Rear aspect, carpet flooring and walk-in wardrobe.

Bathroom

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

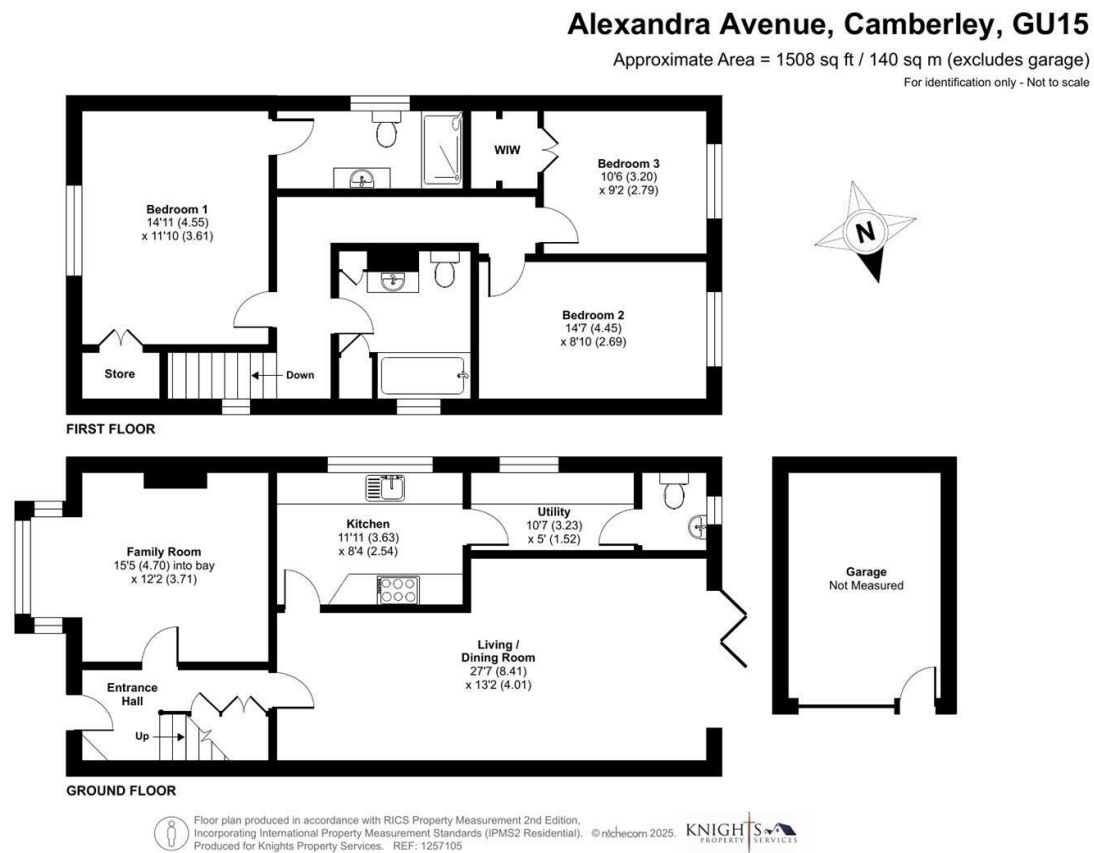
To The Rear

Mainly laid to patio. There's a convenient side gate access to the back garden, offering additional practicality.

Council Tax

Band D.

FLOORPLAN



ALEXANDRA AVENUE, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES - For sale is this extended detached property, occupying a corner position, ideally situated for a range of shops along the Frimley Road in addition to Frimley Park Hospital, Camberley town centre and The Meadows shopping centre. The versatile ground floor boasts a living/dining room with access on to the rear garden, family room, WC and kitchen with separate utility. There is a modern bathroom to the first floor along with three spacious bedrooms and a modern en suite to bedroom one (equipped with functional air conditioning for the summer and heating for the winter, ensuring year-round comfort). The home, which has undergone many improvements by the current owners, has a good-size and easy maintenance garden as well as a garage with driveway parking. The loft is fully boarded and includes a fitted ladder for easy access. The property also enjoys late sunshine, perfect for those who love natural light.