

FOR SALE



Union Street, Farnborough

3 Bedrooms, 1 Bathroom, Semi-Detached House

Asking Price Of £449,995

MARTIN&CO



Welcome to this delightful Victorian semi-detached house, perfectly positioned in a charming town location. This beautifully maintained property offers a blend of period character and modern comforts, making it an ideal family home.

- Victorian Home
- Three Bedrooms
- Two Receptions
- Modern Kitchen
- Utility Room
- Off Road Parking
- Excellent Location

As you enter, you are greeted by two spacious reception rooms, perfect for entertaining guests or relaxing with family. The natural light flooding through the large windows enhances the welcoming atmosphere. The property boasts three generously sized bedrooms, providing ample space for a growing family or visiting guests.

The well-appointed kitchen is equipped with modern appliances and offers plenty of storage and preparation space, making it a joy for any home chef. The house features one contemporary bathroom and an additional toilet, ensuring convenience for all household members.

Outside, the property benefits from a lovely garden, ideal for enjoying sunny days and outdoor activities. Off-road parking ensures that you never have to worry about finding a space for your car.

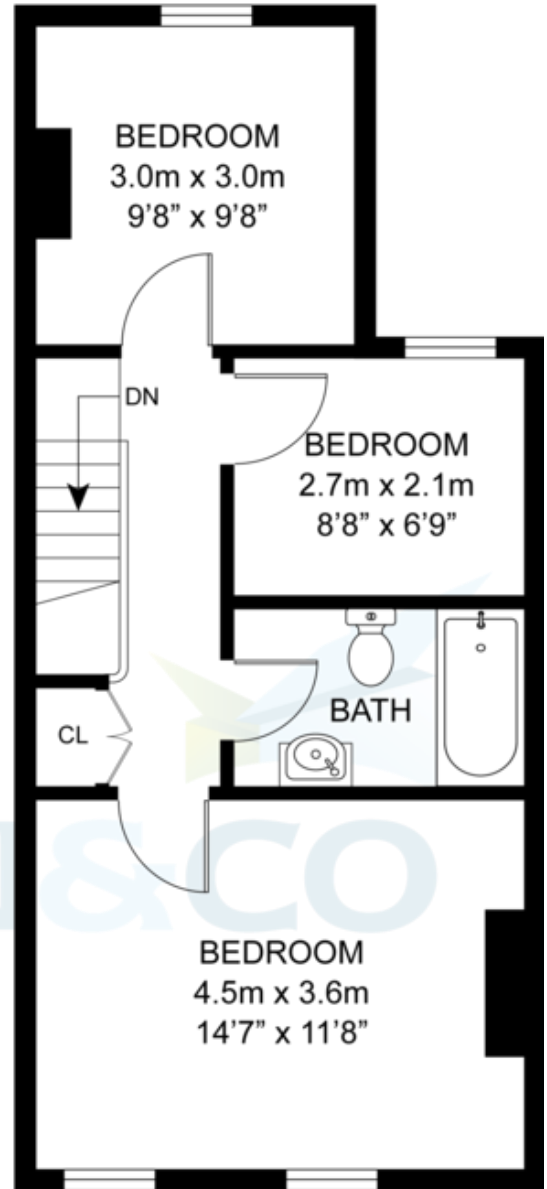
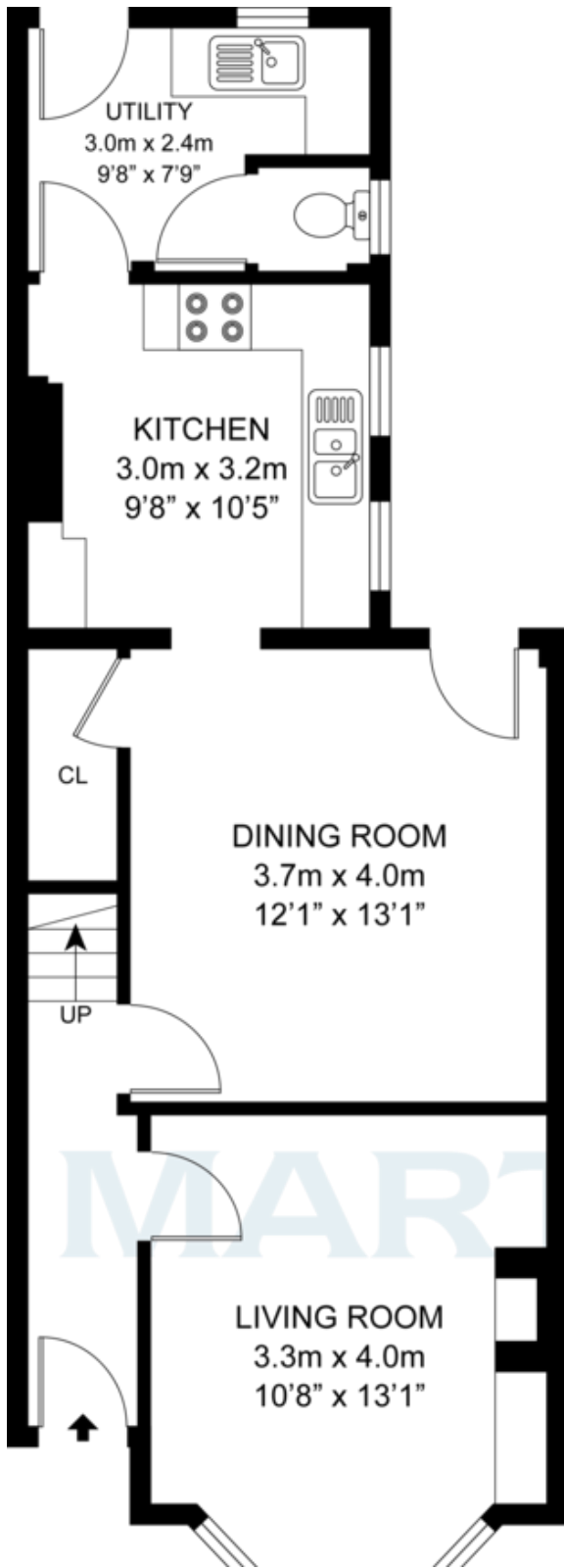
The house is ideally located near the station, providing excellent transport links for commuting or exploring the surrounding area. The gas central heating ensures a warm and comfortable living environment throughout the year.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		66 D
39-54	E	45 E	
21-38	F		
1-20	G		



Don't miss the opportunity to own this exceptional home in a prime location. Contact us today to arrange a viewing and experience the charm and convenience this property has to offer.





Martin & Co Woking

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for m part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.