



Queens Court Ride, Cobham, Surrey, KT11 1BB

£415,000

🛏 2 🚿 1

Modern two-bedroom end-of-terrace house close to town centre, shops, and transport links. Offers potential to extend (subject to planning).

The accommodation includes an entrance hall, spacious reception, well-equipped kitchen, and a bright conservatory opening to a private, south-east-facing garden with lawn and patio, the modern bathroom features an easy-access shower. Benefits include double glazing and gas central heating.

Ideal for first-time buyers, downsizers, and investors. No chain. Early viewing recommended.

- End of Terrace House
- Two Bedroom
- Modern Kitchen
- Bright Conservatory
- Lovely South Easterly Lawned Rear Garden
- Close to highly rated schools



Floor Area: sq. ft.

Tenure: Freehold

Service Charge: £ per annum

Ground Rent: £ per annum

Energy Efficiency Rating		
	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C		
(55-68) D	69	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		
England & Wales	EU Directive 2002/91/EC	

