



{ 40-48 PYCROFT ROAD CHERTSEY KT16
£1,295 PER MONTH AVAILABLE 12/12/2025

Hamptons
THE HOME EXPERTS

{ THE PARTICULARS

40-48 Pycroft Road Chertsey KT16

£1,295 Per Month
Furnished

 1 Bedroom
 1 Bathroom
 1 Reception

Features

- Dedicated building manager, - Can be furnished at an extra cost, - Private parking at an extra cost, - Excellent transport links, - A Stone throw away from the town centre, - Close to local schools/hospitals, - Council Tax TBC

Council Tax

Council tax band not specified

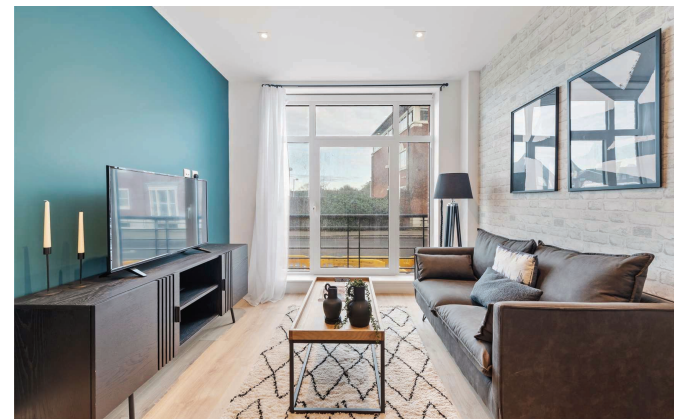
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Maidenhead, SL6 1NB
02089392370
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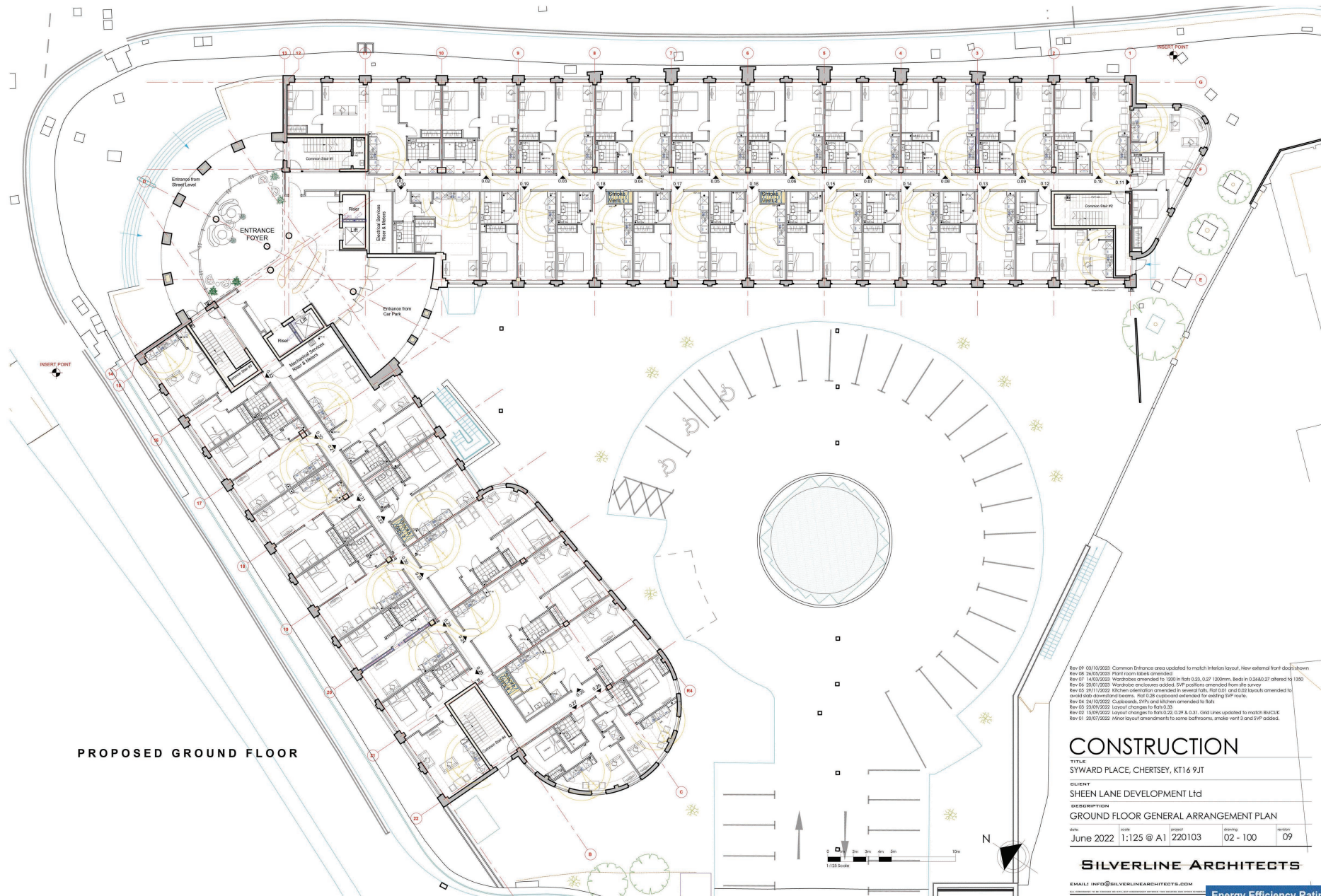
The Property

Introducing Syward Place – an extraordinary assemblage of contemporary apartments. Select from studios, one, two, and three-bedroom apartments, all situated in the town's centre. Mere moments from Chertsey station, offering swift access to London Waterloo in less than an hour. Additionally, a quick 20-minute car ride to Heathrow Airport makes it an ideal location for both work and leisure trips. Crafted with meticulous attention to detail and a focus on refined design and comfortable living. Furthermore, private parking and the presence of a dedicated Care Manager ensures a smooth transition, exemplifying Sheen Lane's unwavering dedication to exceptional design and service. *These photographs & floorplans demonstrate the layout & finish of an apartment within the development. The sizes, prices, layouts & finishes of each flat vary.

Location

Chertsey, a town graced with serene landscapes and rich heritage, holds a distinct allure, especially for its proximity to the exhilarating Thorpe Park. Nestled within Surrey's embrace, Chertsey presents a picturesque backdrop for those seeking the perfect blend of cultural heritage and modern entertainment. While its inviting town centre beckons with independent shops, boutiques, and popular brands, the nearby presence of Thorpe Park adds an exciting dimension to the town's offerings, catering to the desires of adventure enthusiasts and those seeking unforgettable moments of excitement.





Rev 09 05/10/2022 Common Entrance area updated to match intell layout. New external front doors shown.
 Rev 08 24/05/2022 Plant room details amended.
 Rev 07 14/03/2022 Washrooms amended to 1200 in Rm 0.23, 0.27 (1200mm). Beds in 0.24&0.27 altered to 1300.
 Rev 06 25/01/2022 Washroom enclosures added. VRF positions amended from the survey.
 Rev 05 29/11/2022 Kitchen orientation amended in several flats. Flat 0.01 and 0.02 layouts amended to avoid side downward beams. Flat 0.08 cupboard extended for existing VRF route.
 Rev 04 24/10/2022 Cupboards, VRF and kitchen amended to flats.
 Rev 03 23/09/2022 Layout changes to Rm 0.33.
 Rev 02 10/09/2022 Layout changes to Rm 0.22, 0.29 & 0.31. Grid Lines updated to match BM20K.
 Rev 01 20/07/2022 Value layout amendments to some bathrooms, ensuite went 3 and VRF added.

CONSTRUCTION

TITLE
SYWARD PLACE, CHERTSEY, KT16 9JT

CLIENT
SHEEN LANE DEVELOPMENT Ltd

DESCRIPTION
GROUND FLOOR GENERAL ARRANGEMENT PLAN

DATE: June 2022 SCALE: 1:125 @ A1 PROJECT: 220103 DRAWING: 02 - 100 REVISION: 09

SILVERLINE ARCHITECTS

EMAIL: INFO@SILVERLINEARCHITECTS.COM

ALL INFORMATION IS UNCLASSIFIED AND NOT FOR DISSEMINATION OUTSIDE THE ORGANISATION

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (39-100)		
B (31-39)		
C (23-31)	76	76
D (15-23)		
E (9-15)		
F (4-9)		
G (1-4)		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



Awaiting Photograph



Awaiting Photograph