



## Plot 1 - Broadstone

Hillcrest Road | Camberley | Surrey | GU15 1LG

Asking Price £1,250,000      Freehold

**Waterford's**  
Residential Sales & Lettings

# Plot 1 - Broadstone

Hillcrest Road | Camberley

Surrey | GU15 1LG

Asking Price £1,250,000

Broadstone and Ferndown are individual detached family homes located in a sought after and popular road just outside the town of Camberley.

- NEW HOMES
- OVER 2300sqft
- THREE BATHROOMS
- SOUGHT-AFTER LOCATION
- COUNCIL TAX BAND G
- HIGH SPECIFICATION
- FOUR DOUBLE BEDROOMS
- OPEN PLAN LIVING
- VIEWINGS RECOMMENDED
- 'SAP' AVAILABLE ON REQUEST

## Outside

Driveway parking for multiple cars, single garage, laid to lawn rear garden with large patio and landscaped gardens to front and rear.

## Description

Individually designed to a high specification with open plan living on the ground floor and



**GILBERT**  
**HOMES**

Bespoke and individually designed new homes in Camberley.



four double bedrooms / three bathrooms on the first floor.

Hillcrest road provides easy access to Camberley town centre and is conveniently positioned a short distance to the M3 which allows easy access into London. Local schools within close proximity include Collingwood, Prior Heath, Tomlinscote and Crawley Ridge.





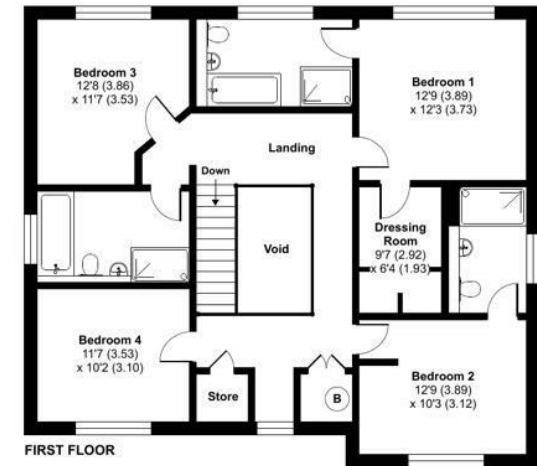
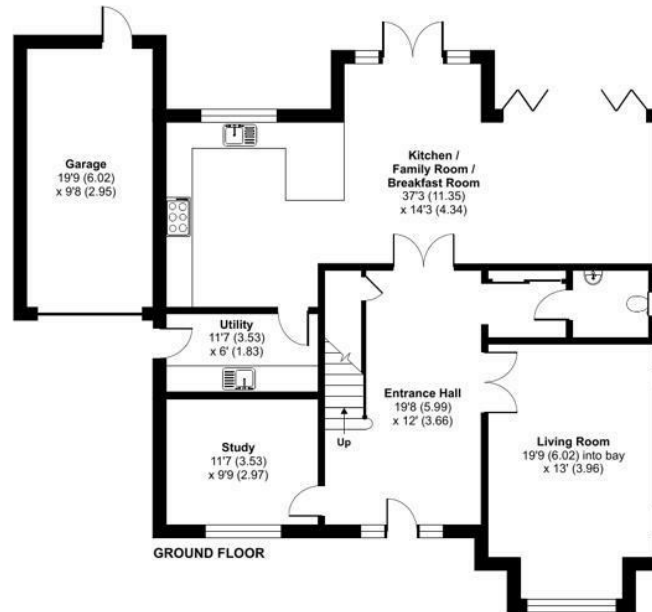
## Hillcrest Road, Camberley, Surrey, GU15

Approximate Area = 2394 sq ft / 222.4 sq m (excludes void)

Garage = 192 sq ft / 17.8 sq m

Total = 2586 sq ft / 240.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Waterfords. REF: 1093772.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(12 plus) <b>A</b>			
(11-11) <b>B</b>			
(10-10) <b>C</b>			
(9-9) <b>D</b>			
(8-8) <b>E</b>			
(7-7) <b>F</b>			
(6-6) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive	
		2002/91/EC	

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