



Waterers Way | | Bagshot | GU19 5BL

Price Guide £650,000 Freehold

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This well present presented five bedroom detached home was formally the Earlswood Park show-house built by Charles Church and it enjoys a larger than average rear garden.

- 5 bedrooms
- 3 bathrooms
- 22ft kitchen/breakfast room
- Utility room
- Living room
- Dining Room
- Secluded garden
- Garage and parking space

Description

This former showhouse is approached by a front door which opens to the reception hall with a downstairs cloakroom and understairs storage cupboard. The dual aspect living room has French doors opening to the garden and it is adjacent to the dual aspect dining room. The 22ft kitchen/breakfast room is fitted with a good range of cabinets complimented by quartz worksurfaces and has the benefit of a separate utility room and double doors from the breakfast room lead to the rear garden. On the first floor are four bedrooms, the largest served by an ensuite shower room the remaining bedrooms served by a family bathroom, on the second floor is a 26ft bedroom suite enjoying the triple aspect with built-in wardrobes and a large ensuite shower room.



Secluded garden



Outside

The properties approached by a pathway to the front door with a landscaped garden, The rear is approached by an allocated parking space and single garage, a timber gate leads to the rear garden, this enjoys a high level of seclusion and stretches to the side of the property with a raised patio area with a summer house. To the rear of the house is a paved patio leading to the lawned garden.

Location

Situated within a convenient distance of Waitrose and Bagshot's village centre with a good selection of local amenities and a train station. Local schools include Bagshot Infants, Connaught Juniors and catchment for Collingwood School. The commuter has easy access to A332 and M3 to London and the South Coast, the area has superb green spaces including Lightwater Country Park.





Waters Way, Bagshot

Total Area: 2067 ft² ... 192.1 m² Including Garage

All measurements are approximate and for display purposes only

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		80	86
		EU Directive 2002/91/EC	

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