



The Ridings | Frimley | Camberley | GU16 9RA

Price Guide £775,000 Freehold

Waterford's W
Residential Sales & Lettings

The Ridings | Frimley
Camberley | GU16 9RA
Price Guide £775,000

This extended family home occupies a secluded 5th of an acre plot and has accommodation approaching 2,000 sq. feet. It is situated in a pleasant cul-de-sac conveniently located for Tomlinscote and Ravenscote schools. No onward chain.

- 5 bedrooms
- Family room
- Conservatory
- Secluded garden
- Ensuite shower room
- Living room
- Dining room
- No onward chain

Accommodation

This extended 5 bedroom detached home is approached by a entrance hall with a downstairs cloakroom. The dual aspect living room has doors opening to the conservatory and doors lead to the garden. The living accommodation includes a side aspect dining room adjacent to the kitchen, this has a good range of cabinets, a range of integrated appliances and served by a separate utility room. Upstairs the main bedroom enjoys views over the rear garden, built-in wardrobes and an ensuite shower room, the remaining bedrooms are served by a modern white bathroom suite. NB: The property is unfurnished and several images have been enhanced with CGI's.



No onward chain



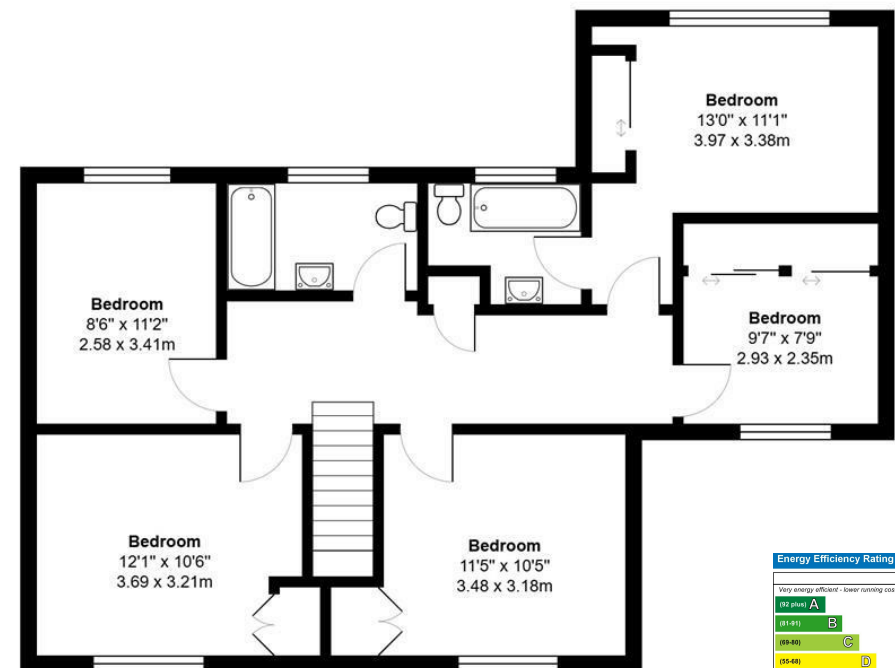
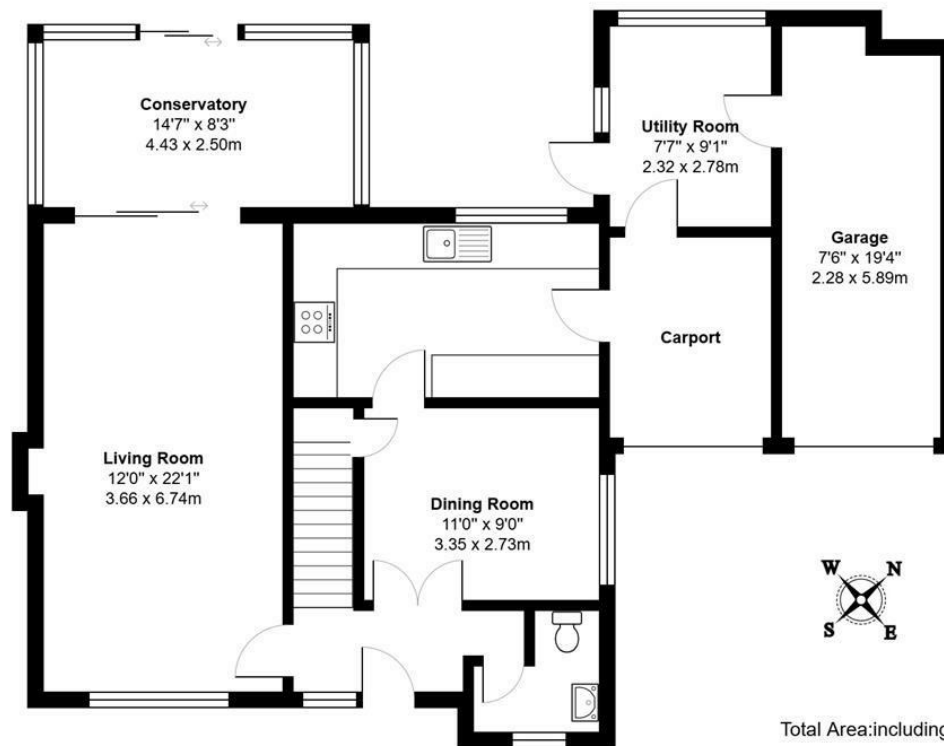
Outside

The property has a driveway leading to the garage and carport, a timber gate gives access to the delightful rear garden, it enjoys a full width patio and the lawn extends to approximately 95ft and enjoys a secluded outlook.

Location

Situated in a cul-de-sac off the Old Bisley Road, the property is within a convenient location to local amenities. Camberley and Frimley High Streets are only a short drive away offering a wealth of shops and restaurants. The property is within catchment of outstanding schools including Ravenscote and Tomlinscote School, whilst the commuter has easy access to the M3 and the A325.

The Ridings, Frimley, Camberley, GU16 9RA



Total Area:including garage 2251 ft² ... 209.2 m²

All measurements are approximate and for display purposes only

Energy Efficiency Rating		
More energy efficient - lower running costs	Current	Potential
(91-100) A		81
(81-90) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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