



# Melvin Halebourne Lane, Chobham, GU24 8SL

A detached chalet property offering versatile family accommodation with four double bedrooms or further reception rooms. To the rear of the property is the kitchen breakfast room with direct access to the rear garden and side access, a separate dining area with stairs to the 1st floor. On the ground floor is a newly fitted bathroom located off the central hallway. The main living room has doors out to the large extensive landscaped garden with mature shrubs and two patio areas offering al fresco dining. The 1st floor incorporates two further large double bedrooms and the newly fitted shower room, the main bedroom has great views overlooking the rear garden.

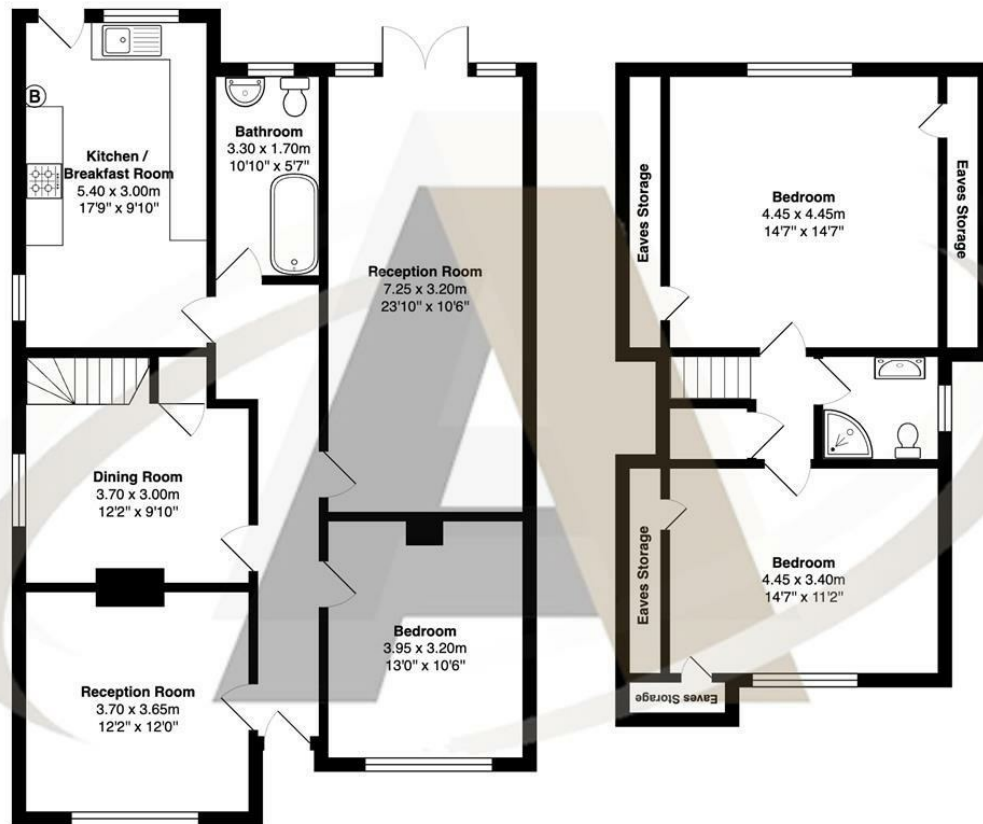
The rear garden offers a large secluded space with two patio areas, one running along the rear of the property giving outside entertainment space, mainly laid to lawn, mature shrubs and hedging giving a private tranquil garden with side access. There is off-street parking to the front for two cars and ample space to extend this for additional parking if desired.

The property is set on the outskirts of Chobham Village in a popular location, close to Gordon Boys School, offering semi-rural surroundings and within easy reach of all the local amenities and transport links.

Solar Panels are fitted to part of the roof and have produced an Annual Income and Free usage of Electric for the Current Owners (More Information from the Selling Agent)



## Floor Plan



Melvin, Halebourne Lane, Chobham

Total Area: 152.7 m<sup>2</sup> ... 1644 ft<sup>2</sup>  
All measurements are approximate and for display purposes only



## Features

- Detached Chalet Property
- Two Reception Rooms
- Off Street Parking
- Semi-rural Location
- Flexible 2/4 Beds or 2/4 Reception Rooms
- Four Double Bedrooms
- Newly fitted Bathroom & separate Shower
- Large Extensive Mature Rear Garden
- Scope to Extend STPP
- Gordon Boys School Close By

## Aspen Estate Agents incorporating Waterfords

32 High Street

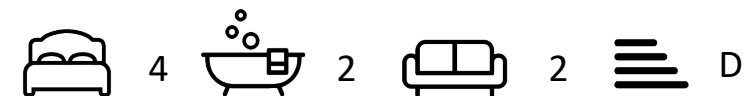
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Tenure - Freehold Council Tax Band - E

