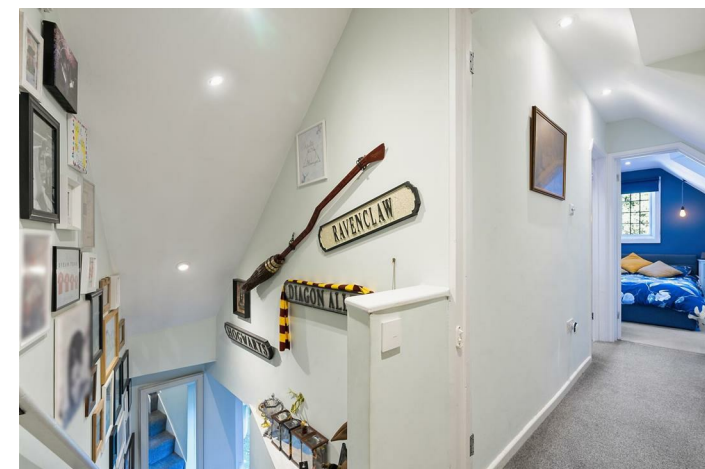




161 QUEENS ROAD
BISLEY, GU24 9AU

£550,000
FREEHOLD

A Unique Opportunity with Flexible Living!

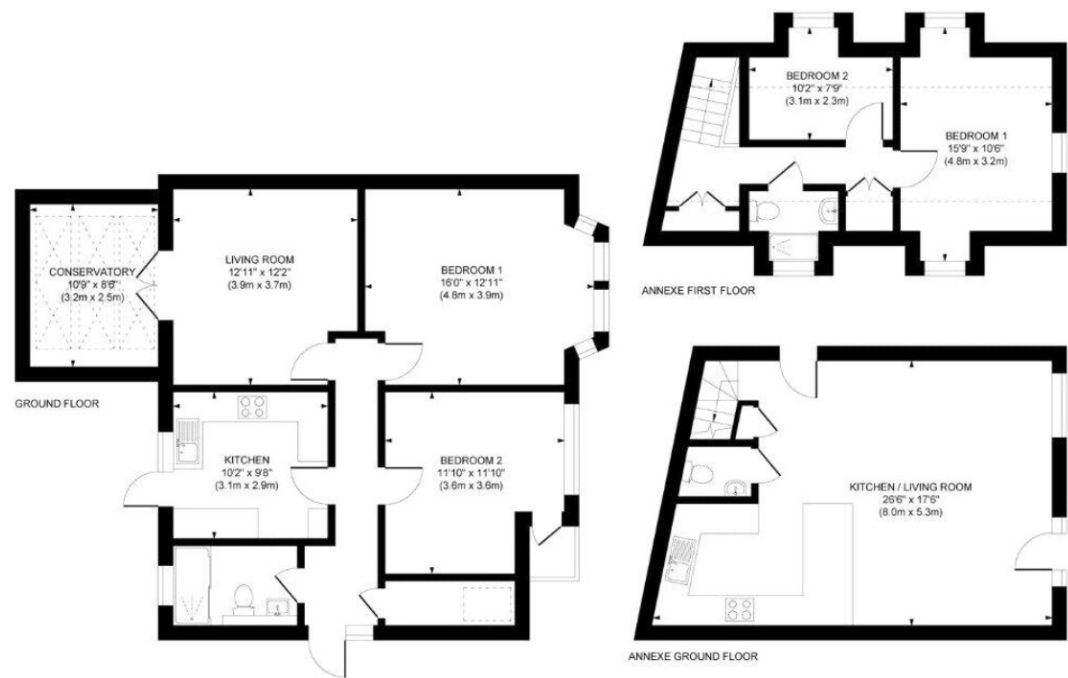
This is a rare chance to acquire an immaculate two double bedroom ground floor maisonette together with a self contained two bedroom annexe, offering versatility for extended family, guests, or even rental potential.

The property features two generous double bedrooms, a stylish refitted bathroom, and a well designed kitchen with ample storage and worktop space. A spacious living room with a charming log burner flows through double doors into a bright conservatory, currently used as a dining room, ideal for entertaining.

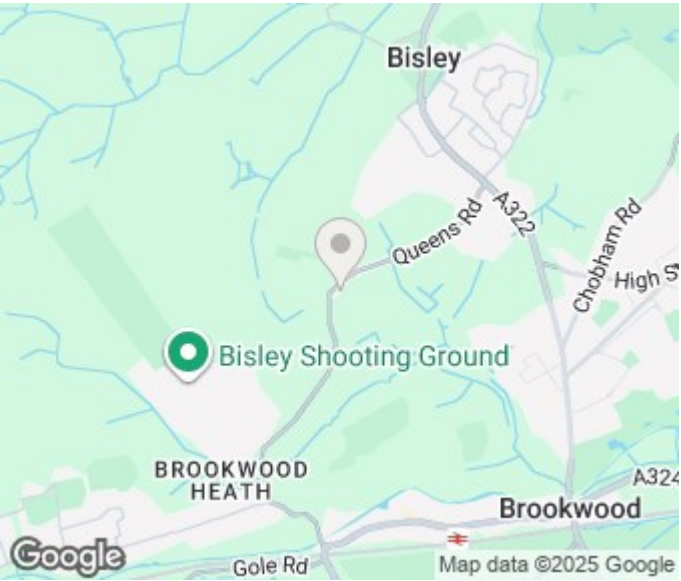
WR

WYNDHAM ROW

Approximate Gross Internal Area
Main House 839 sq. ft / 77.90 sq. m
Annexe 742 sq. ft / 68.89 sq. m
Total 1581 sq. ft / 146.79 sq. m



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Wyndham Row Ltd
Upper Deck, Admirals Quarters
Portsmouth Road
Thames Ditton
Surrey
KT7 0XA

01932 508 000
office@wyndhamrow.co.uk
www.wyndhamrow.co.uk

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