



## LABURNUM COURT LABURNUM ROAD CHERTSEY, KT16 8BY

£200,000  
LEASEHOLD

This beautifully presented one double bedroom maisonette offers stylish, contemporary living in the heart of Chertsey, ideal for first time buyers and investors alike.

The property features a bright open plan living area with a modern fitted kitchen, a spacious double bedroom, and a sleek, well appointed bathroom. Finished to a high standard throughout, it's ready to move straight into.

Further benefits include allocated parking, private loft access, a long lease and low maintenance living all within easy reach of Chertsey town centre, local amenities, and transport links.

Whether you're looking to take your first step on the property ladder or add a strong performer to your portfolio, this maisonette ticks all the boxes.

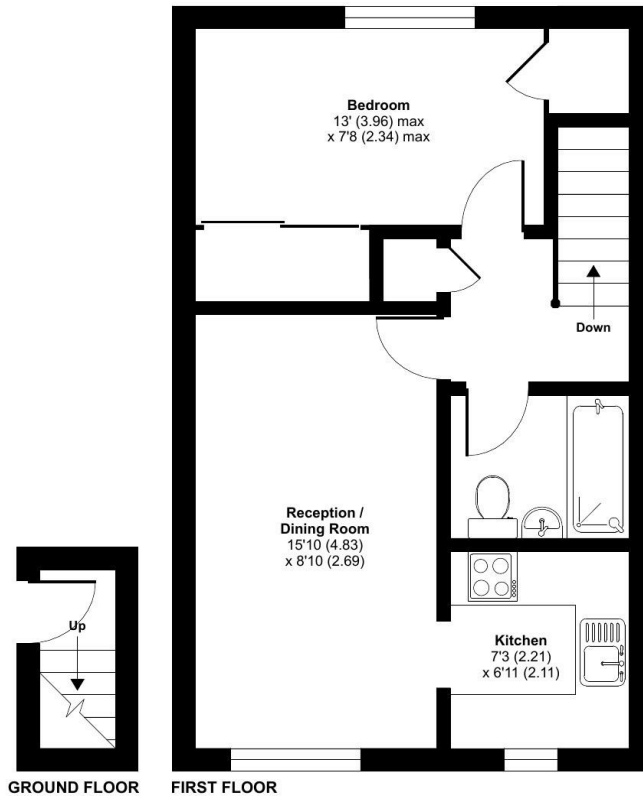
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## Laburnum Road, Chertsey, KT16

Approximate Area = 442 sq ft / 41.1 sq m

For identification only - Not to scale



GROUND FLOOR

FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Wyndham Row LTD. REF: 1380209



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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

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