



**Flat 11, Lutidine House, Newark Lane,
Ripley, Woking, Surrey, GU23 6BS**

£290,000 Leasehold

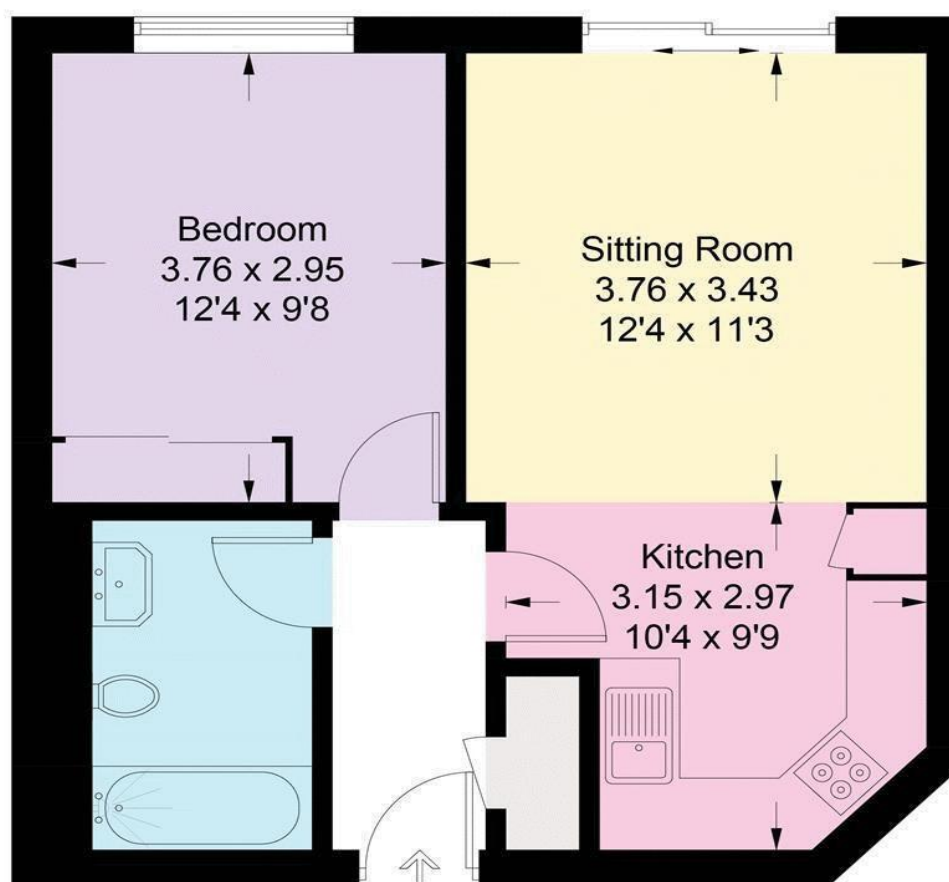
Directions

From our offices take the Ockham Road North out of the East Horsley and through the village of Ockham. On reaching the A3 roundabout turn first left towards Ripley and proceed to the village centre turning right into Newark Lane. Lutidine House will be found on the left hand side after a few hundred yards.

Local Authority

Guildford Borough Council: 01483 505050.

Approximate Gross Internal Area = 43.6 sq m / 469 sq ft



First Floor

**Flat 11, Lutidine House, Newark Lane,
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**A spacious first floor apartment converted
from an historic building with secure entry
and lift.**



THE PROPERTY

Converted from an historic building approximately 10 years ago, we are delighted to offer this stylish first floor apartment. The property is accessed via a video entry system leading to the immaculately kept communal hall way with both a lift and stairs to the first floor where the apartment is located. The private entrance opens to a hall with all rooms leading off. There is a good size bright lounge with Juliet balcony to the rear and open to the well-appointed kitchen with a comprehensive range of appliances. There an excellent double bedroom with a good range of built in wardrobes and luxury bathroom with underfloor heating. There is also allocated parking for the property. Lutidine House is situated a short walk from the village centre which has an excellent range of local shops, coffee shops, restaurants, and other facilities, whilst Ripley Green is little more than stones throw away. The A3 is just a five minute drive away with Junction 10 M25 a further mile up the road and Woking Station offering a fast commuter service to London Waterloo is only about a ten minute drive. Council Tax Band C.

