



Homes of Distinction



BISLEY

Chatton Row, Bisley, Woking, Surrey, GU24

A unique Swiss designed Eco residence nestled in a picturesque country lane setting.

Nestled within a picturesque country lane setting, this exceptional Swiss designed Eco Residence sets a new standard in sustainable luxury living. Crafted to perfection with meticulous attention to detail, this remarkable property boasts an impressive EPC rating of B, showcasing its commitment to energy efficiency and environmental consciousness. Offering over 3600 square feet of versatile living space, the residence exemplifies modern architectural excellence, with solid concrete floors and underfloor heating to both floors ensuring comfort and efficiency throughout.

The heart of the home lies in the superb open plan sitting/dining/family room, stretching over 34 feet and adorned with bi-folding doors and Velux windows, flooding the space with natural light and seamlessly blending indoor and outdoor living.

A culinary masterpiece awaits in the luxurious fully integrated kitchen, complete with a central island and bespoke granite worktops, while additional living spaces including a separate living room, study, utility room, and walk-in pantry cater to every lifestyle need. Ascending the stairs, the first floor reveals four/five generously proportioned bedrooms, three of which boast en-suite bathrooms, alongside a separate bathroom for added convenience.

Outside, the property impresses with parking for numerous cars leading to a double-width integral garage, complemented by a mature private garden offering a tranquil retreat. A fully insulated detached home office/games room further enhances the appeal of this exceptional residence, presenting an unparalleled opportunity for contemporary living at its finest. Offered to the market with the added advantage of no onward chain, this is an opportunity not to be missed for those seeking the epitome of luxury, sustainability, and style.

 Council Tax Band: E
EPC Rating: B
Tenure: Freehold



To arrange a viewing or a valuation on your home please contact the directors Les or Kerri Morales

69-71 Commercial Way, Woking, Surrey, GU21 6HN

01483 770800





LOCATION

Conveniently located within easy reach of local schools and amenities whilst also offering easy access to the M3 and Brookwood Mainline Station offering approximately a 30 minute journey to London Waterloo. Well positioned for access to both Woking and Guildford whilst the M3 is approximately 2 miles. There is a Primary school in the village with secondary schools being easily accessible in West End (Gordon's) and St Johns (Winston Churchill). There is a local Sainsbury's within the village as well as an excellent continental butcher. A larger Sainsbury's superstore is within easy reach in nearby Knaphill. For those who enjoy the outdoors Bisley village is surrounded by acres of common land at nearby Brentmoor Heath as well as Stafford Lake. Nearby Brookwood station provides a regular direct service to Waterloo.





ACCOMMODATION & SPECIFICATION

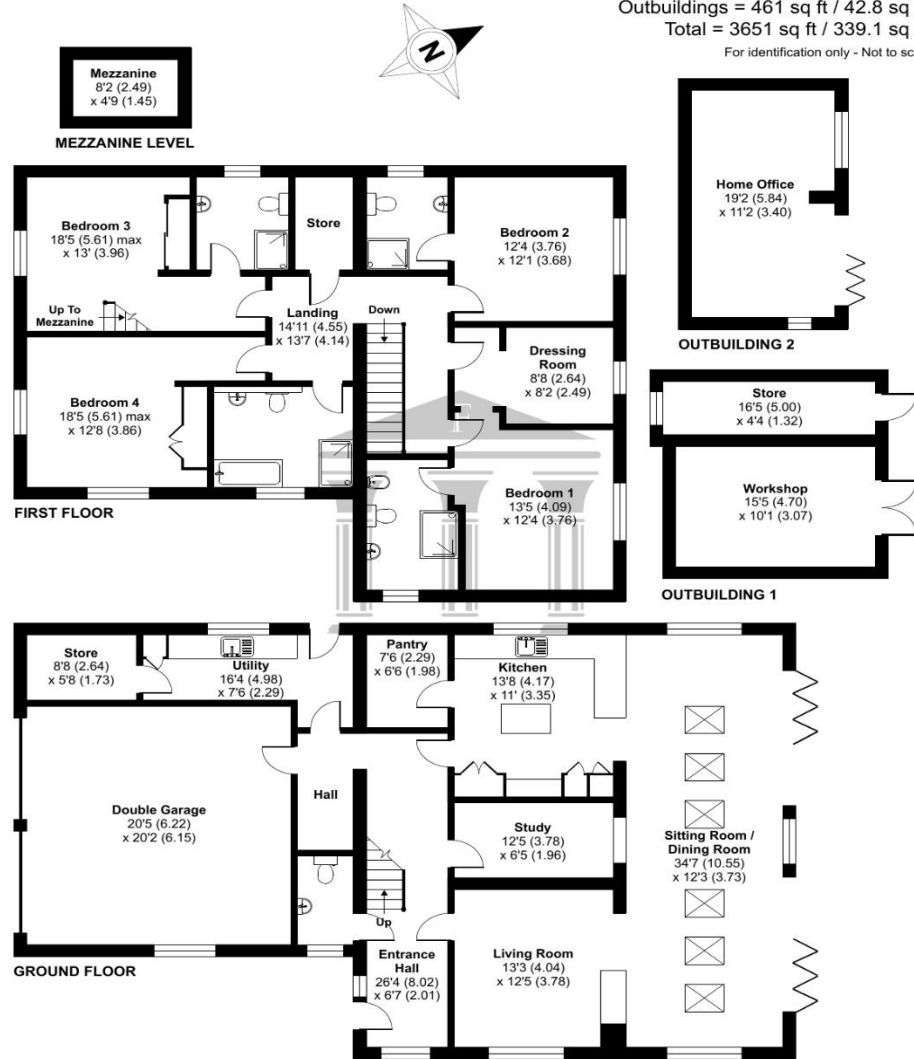
- ❖ Exquisite Swiss Designed Eco Home
- ❖ Grand Open Plan Sitting/Dining/Family Area
- ❖ Stunning Fully Equipped Kitchen
- ❖ Additional Two Reception Rooms
- ❖ Four to Five Bedrooms
- ❖ Four Bathrooms For Added Comfort
- ❖ Spacious Double Width Garage & Abundant Parking
- ❖ Serene Mature Private Garden
- ❖ Separate Detached Home Office/Games Room
- ❖ Offered With NO ONWARD CHAIN



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Approximate Area = 2777 sq ft / 258 sq m
 Garage = 413 sq ft / 38.3 sq m
 Outbuildings = 461 sq ft / 42.8 sq m
 Total = 3651 sq ft / 339.1 sq m

For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B	87	91
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Foundations Independent Estate Agents. REF: 1087433



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www.foundationsofwoking.com

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