



SEND

£975,000

Nestled on a private road with serene views over a tranquil fishing lake, this spacious and versatile detached chalet bungalow offers an idyllic retreat for families and nature lovers alike.

Sandilands, Briar Road, Send, Woking, GU23

Approximate Area = 1971 sq ft / 183.1 sq m

Limited Use Area(s) = 444 sq ft / 41.2 sq m

Garage = 280 sq ft / 26 sq m

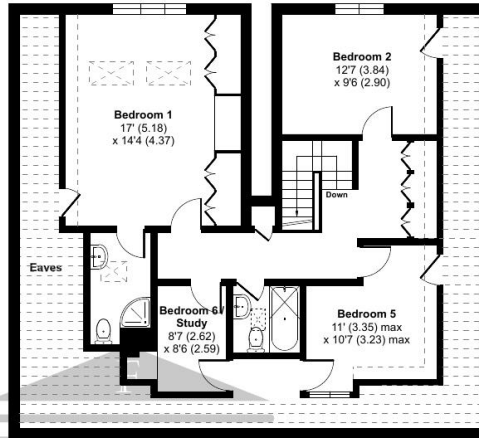
Outbuilding = 99 sq ft / 9.1 sq m

Total = 2794 sq ft / 259.4 sq m

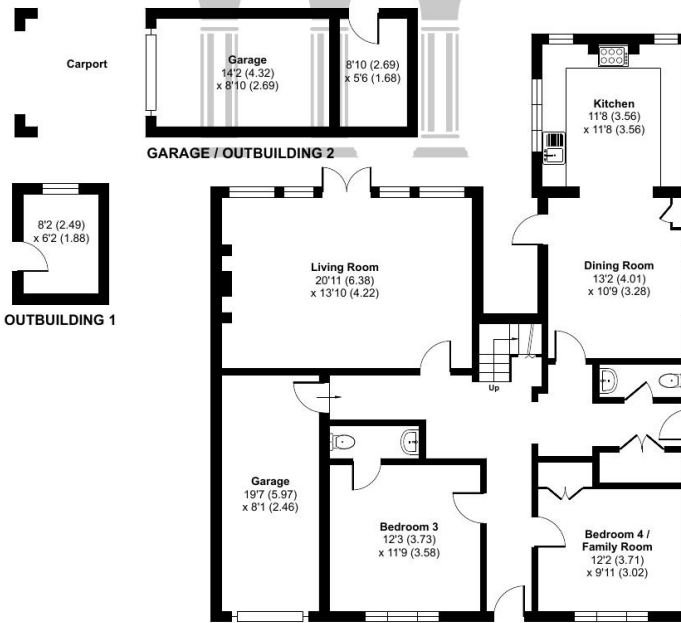
For identification only - Not to scale



Denotes restricted head height



FIRST FLOOR



GROUND FLOOR

GARAGE / OUTBUILDING 2

OUTBUILDING 1



Briar Road, Send, Woking, Surrey, GU23

- **Versatile Detached Chalet Bungalow**
- **Five/Six Bedrooms**
- **Open Plan Kitchen/Dining Room**
- **Spacious Living Room With Wood Burning Stove**
- **Two Bathrooms**
- **Detached Garage & Workshop**
- **Further Garage With Potential For Conversion STPP**
- **Peaceful Private Road With Views Over Fishing Lake**

Nestled on a private road with serene views over a tranquil fishing lake, this spacious and versatile detached chalet bungalow offers an idyllic retreat for families and nature lovers alike.

Boasting five to six bedrooms, the property provides flexible living spaces that can be tailored to your needs. The ground floor features an impressive open-plan kitchen and dining room, perfect for entertaining, alongside a large living room with a charming wood-burning stove. Two bedrooms are also located on the ground floor, including one with an en-suite cloakroom, as well as an additional downstairs cloakroom for convenience. Upstairs, the first-floor landing benefits from fitted storage and leads to the principal bedroom with fitted wardrobes and an en-suite shower room. Two further bedrooms, a versatile sixth bedroom or study, and a family bathroom complete the upper level. Outside, the generous garden offers plenty of space for outdoor activities, while a detached garage with an adjoining workshop provides practical storage and workspace. The integral garage presents potential for conversion, subject to the necessary consents. This delightful home enjoys a peaceful setting with lovely lake views, offering a perfect balance of rural charm and modern living.

Located in the idyllic village of Send, this property benefits from a perfect balance between serene countryside surroundings and convenient transport links. The village is well-connected by both road and rail, with West Clendon Station just a short distance away, providing easy access to various destinations. Commuters will appreciate the proximity of the A3 and M25, ensuring effortless travel to neighbouring areas. For those commuting to London, Woking Mainline Station offers frequent train services to London Waterloo, with trains running approximately every 7 minutes and a travel time of around 23 minutes. Send Village Centre caters to everyday needs, with local shops for convenient shopping, a recreation ground for outdoor activities, and a local primary school for families. The village also boasts a modern medical centre and pharmacy. Furthermore, the presence of two pubs, including one situated on the picturesque Wey Navigation Canal, adds charm and socialising opportunities to the local community. With its prime location and an array of amenities, Send Village offers a desirable lifestyle for residents seeking a peaceful yet well-connected setting.

Council Tax Band E - EPC Rating C - Tenure: Freehold

We confirm that these particulars of sale have been prepared as a general guide only and we have not carried out a detailed survey or tested the specified services, equipment and appliances. Room sizes should not be relied upon when ordering carpets, curtains or other furnishings. Photographs are reproduced for general information and it must not be inferred that any item shown is included for sale with the property.



