



WOKING

£225,000

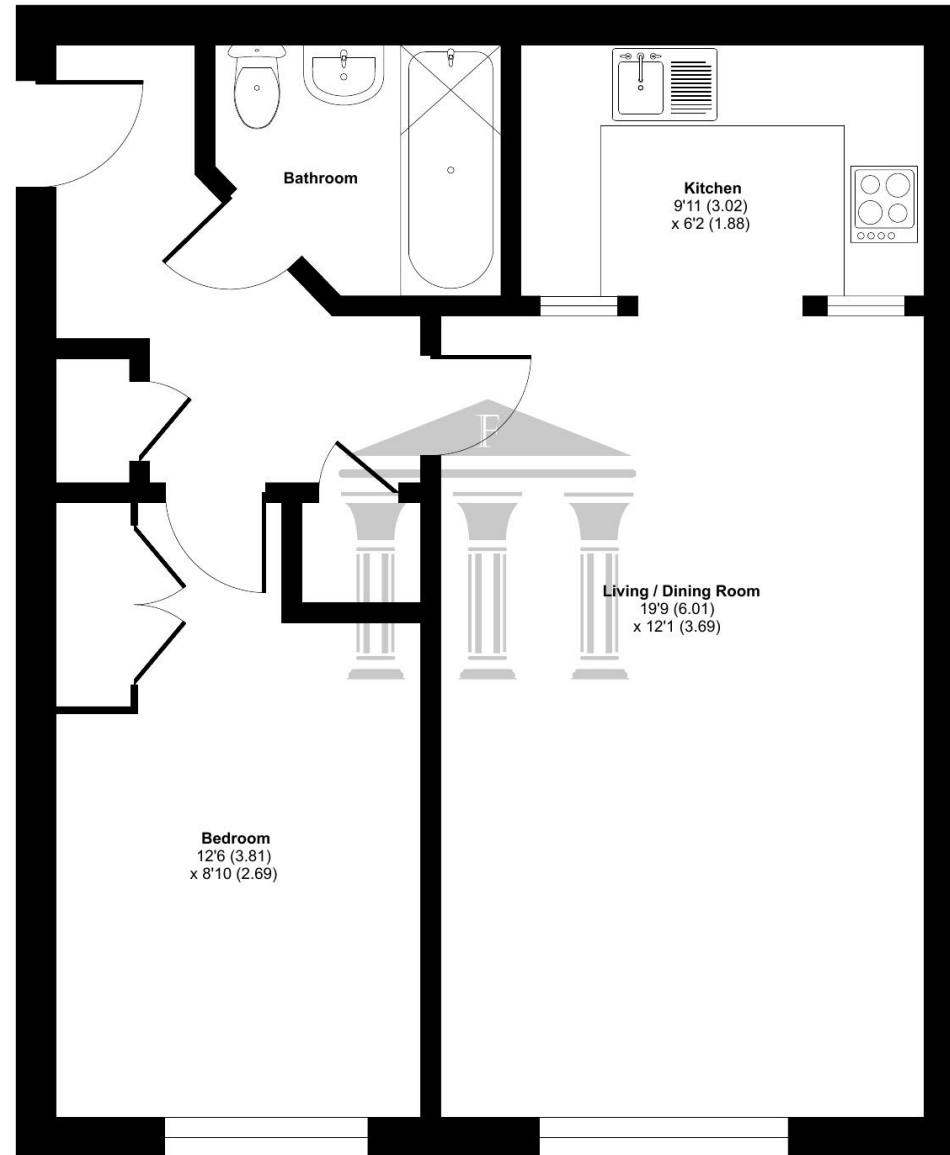
This well-presented second-floor executive apartment offers stylish and contemporary living in a highly convenient location.



Chertsey Road, Woking, GU21

Approximate Area = 563 sq ft / 52.3 sq m

For identification only - Not to scale



THIRD FLOOR

Bramwell Place, Chertsey Road, Woking, Surrey, GU21

- **One double bedroom second-floor executive apartment**
- **Spacious reception room**
- **Modern kitchen and bathroom**
- **Secure underground parking**
- **Security entryphone system**
- **Within a stone's throw of Woking mainline station**
- **Offered with NO ONWARD CHAIN**

This well-presented second-floor executive apartment offers stylish and contemporary living in a highly convenient location.

Thoughtfully designed, the accommodation comprises a spacious reception room, a modern kitchen, and a sleek bathroom, with a generous double bedroom completing the layout. The property well presented throughout, making it an ideal choice for professionals, first-time buyers, or investors alike. Residents benefit from secure underground parking and a security entryphone system, providing both convenience and peace of mind.

Ideally situated just a stone's throw from Woking Town Centre, the property enjoys immediate access to a wide range of shops, restaurants, and leisure facilities. Woking's highly regarded mainline station is also within easy reach, offering fast and frequent services to London Waterloo, making this an excellent option for commuters.

Offered to the market with NO ONWARD CHAIN, this attractive apartment presents a fantastic opportunity to acquire a quality home in a prime and well-connected location.

Woking offers a perfect balance of vibrant town living and Surrey countryside charm. The town centre provides an excellent selection of shopping, dining, and cultural attractions, including the New Victoria Theatre, cinema, and the Lightbox Gallery. Leisure options are abundant, from Woking Park's green spaces and lake to the Woking Leisure Centre and Pool in the Park. Commuters benefit from fast, frequent trains to London in around 24 minutes, making Woking an ideal choice for city professionals.

Council Tax Band C - EPC Rating C

Tenure: Leasehold (125yrs from 2003) - Service Charge: £2,494.27 PA

Lease details, service charges, ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

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.



