



Ockford Court, Godalming, Surrey







Property Description

Guide Price: £315,000

Welcome to this lovely two-double-bedroom apartment, perfectly suited close to Godalming town centre and railway station. The property features a spacious and inviting living room that opens onto a charming balcony, offering a delightful space to relax and enjoy the view. The kitchen is well-appointed and a good size. The family bathroom is modern and conveniently located to serve both bedrooms. Both double bedrooms provide ample space and comfort, ensuring a restful night's sleep.

Additionally, the apartment includes the convenience of shared parking and a garage, providing ample storage and secure parking. This property combines practical amenities with a warm and welcoming atmosphere, making it an ideal choice for those seeking a stylish and comfortable home.

Ockford Court is surrounded by beautifully landscaped gardens and enjoys an exceptionally convenient location within a quarter mile of Godalming's High Street and mainline railway station. The High Street offers a diverse range of shops, supermarkets, leisure facilities, as well as several pubs and restaurants.

The county town of Guildford, just 5 miles away, boasts a quaint cobbled High Street and picturesque riverside views. Guildford offers outstanding shopping with three covered shopping centres, diverse dining options, and numerous recreational activities. The Spectrum Leisure Centre and Surrey Sports Park cater to sports enthusiasts, while theatres and the Odeon cinema provide excellent entertainment options.

Council tax band: C; EPC rating: D.

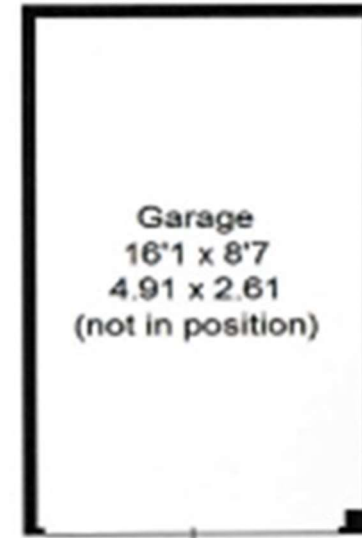
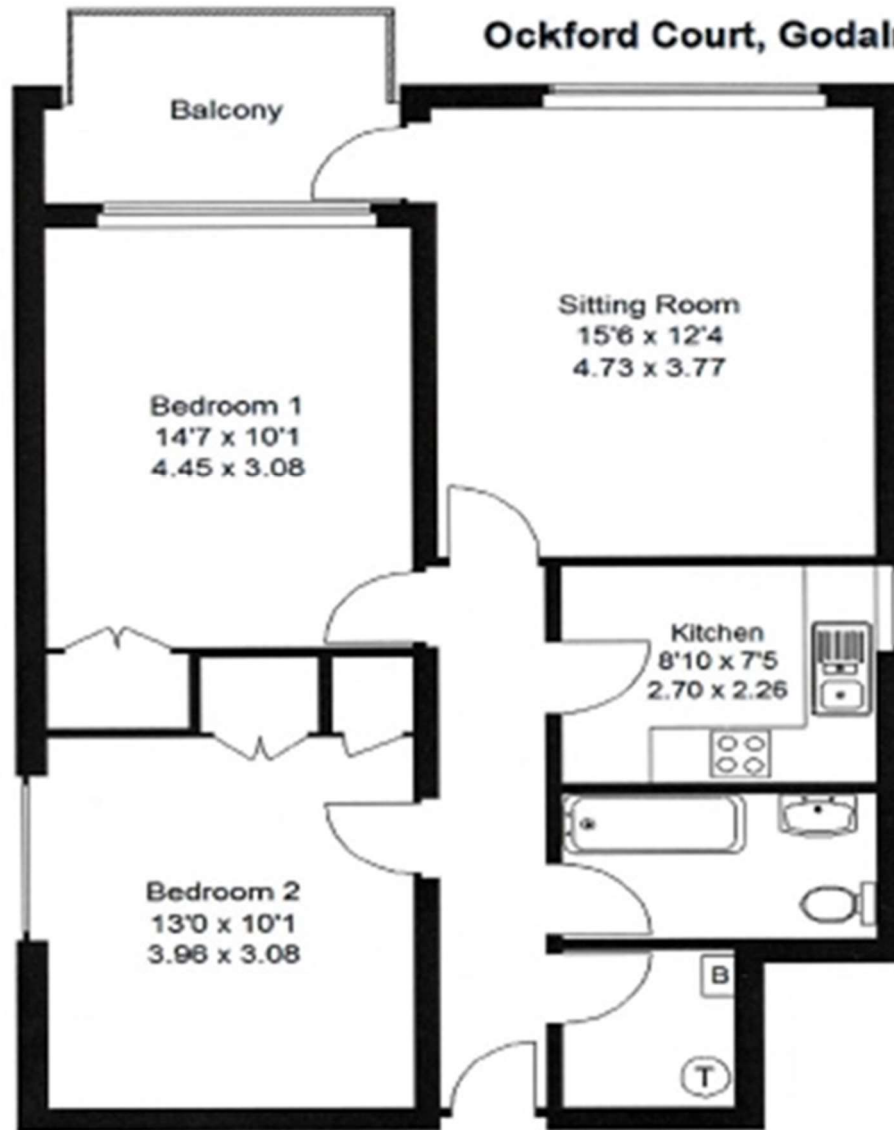
Tenure: Leasehold, 986 years remaining.

Service charge: £2000pa.





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This plan is for representation purposes only as defined by the RICS Code of Measuring Practice. Not drawn to scale unless stated. Please check all dimensions before making any decisions reliant upon them.

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only and should not be relied upon. Potential buyers are advised to recheck the measurements. Items known as fixtures and fittings, whether mentioned or not in these sales particulars, are excluded from the sale but may be available by separate negotiation.





Chantries & Pewleys

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