

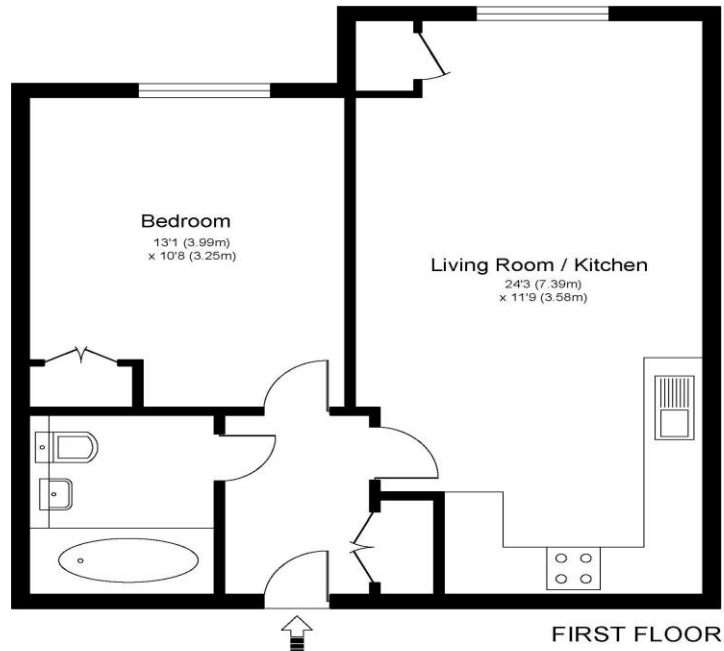


**10 Waterloo Court Mayfield Road Walton-On-Thames Surrey KT12 5AD**

**£94000 for 40% share**



WATERLOO COURT, WALTON ON THAMES, KT12



Approximate Gross Internal Floor Area: 48 m sq / 516 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatements. These plans are not to scale and are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Shared Ownership Opportunity, for sale with no onward chain, a Modern Apartment with Excellent Commuter Links This spacious one-bedroom apartment offers a fantastic opportunity for commuters, located just a stone's throw from Walton-on-Thames mainline train station. With its fast and frequent services to London Waterloo, you can enjoy a seamless journey into the city. Inside, the apartment is well presented with a contemporary feel. The generously sized rooms are bathed in natural light, creating a bright and airy atmosphere. The property benefits from gas central heating, double glazing, and an air filtration system for your comfort. The well-maintained block features a secure entry phone system and a lift for easy access. Outside, a communal garden provides a perfect space to relax and unwind. This is an exceptional location for those seeking convenience and style.

EPC Rating C.



**AGENTS NOTES:** These details do not constitute any part of an offer or contract. In issuing them we do not have any authority to give any warranty or representation whatsoever in respect of this property. These details are provided without any responsibility on our part or the part of the vendors. No statements in these details are to be relied upon as representations of fact and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained therein.

**Equipment:** We have not tested the equipment or central heating system mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition.

**Measurements:** Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment, etc.