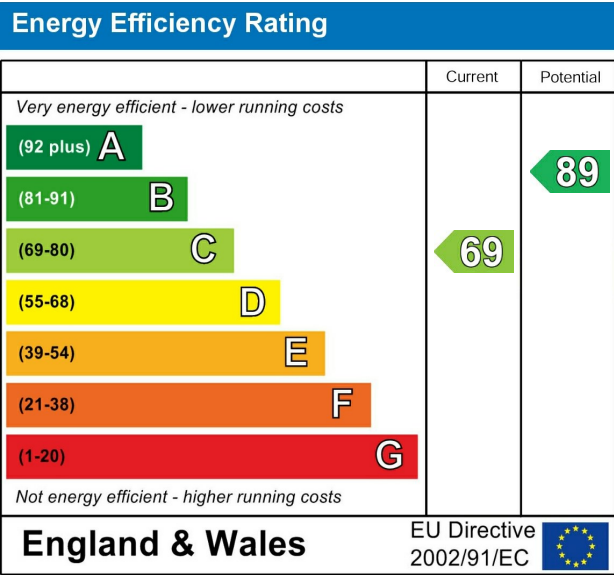
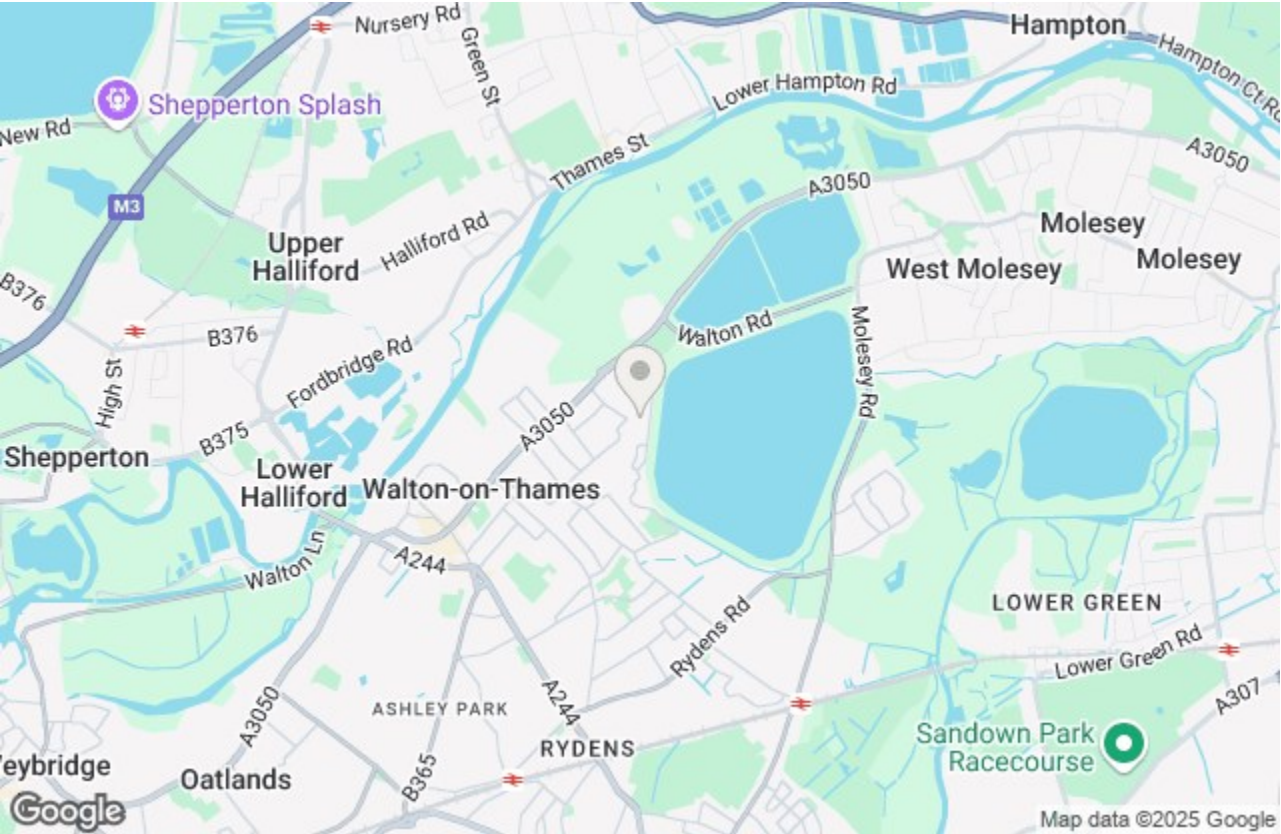


9, Viner Close, Walton-On-Thames, KT12 2YE

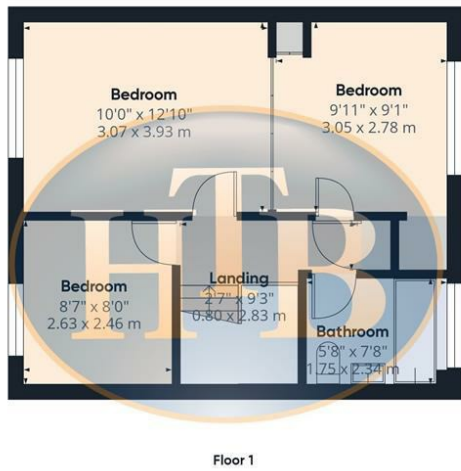
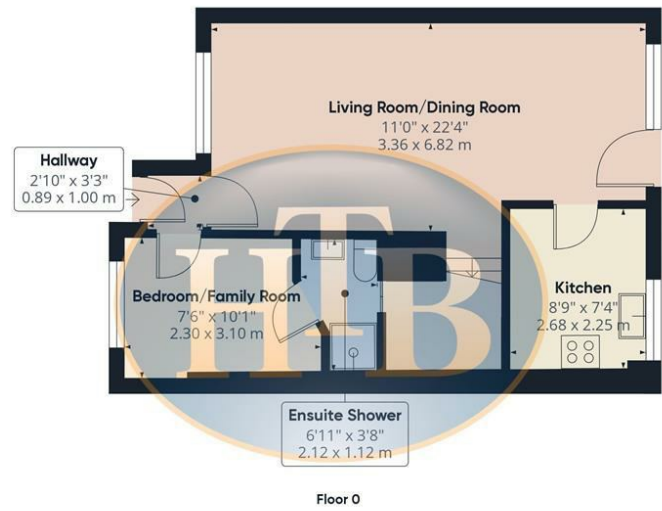


Offers In Excess Of £545,000 Freehold

We are delighted to offer this four bedroom family home located within a quiet residential just a short walk from the popular local schools, river Thames towpath and local shops. Offered for sale with no onward chain this generous size home is large than most due to the cleverly converted garage which offers a good size bedroom (but could also be used as a family room/reception room) with modern ensuite shower room. The bright and airy through lounge/dining is a good size with feature fireplace and double glazed doors opening onto the rear garden. The modern kitchen is fitted with a good range of eye and base level shaker style units and drawers. The turning staircase leads to the first floor landing to three further double bedrooms, the master of which includes a large range of fitted wardrobes. The rear bedroom includes a walk-in shower cubicle. The three piece family bathroom includes a low level WC, wash hand basin and bath with shower over. Externally the sunny rear garden is laid to lawn with high fencing, rear pedestrian access and private patio. To the front the private drive provides off street parking and there are two further parking bays opposite the property. In all a wonderful home offering good size accommodation and well presented throughout. To view contact our Walton office on 01932 222266. EPC C



Viner Close, Walton-On-Thames, KT12 2YE



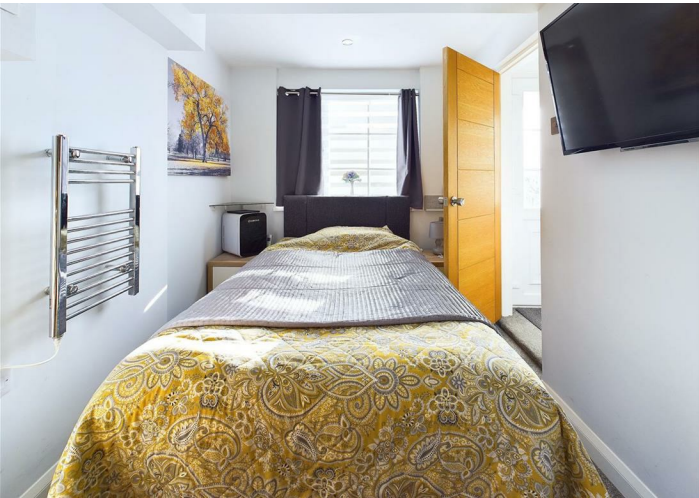
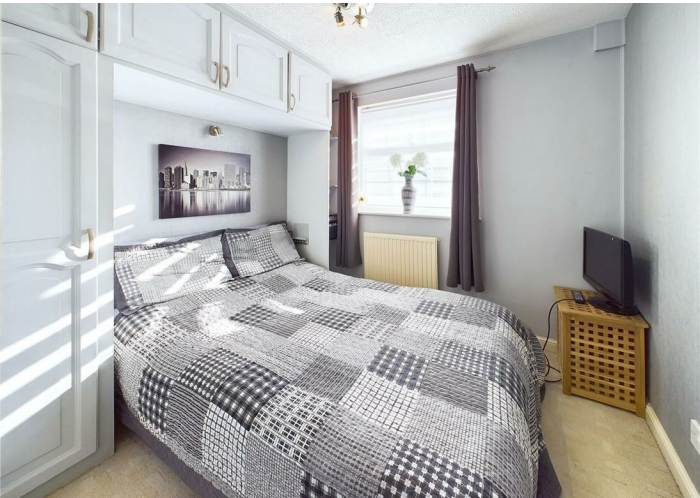
Approximate total area⁽¹⁾
814.63 ft²
75.68 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



- FOUR BEDROOMS
- THROUGH LOUNGE/DINING ROOM
- QUIET CUL DE SAC
- NO ONWARD CHAIN
- WELL PRESENTED THROUGHOUT
- ENSUITE TO GROUND FLOOR BEDROOM
- OFF STREET PARKING ON PRIVATE DRIVE
- POPULAR SCHOOLS NEARBY
- SUNNY REAR GARDEN
- MUST BE SEEN

This plan is a representation of the property and measurements, where given, are approximate. None of the fixtures and fittings have been tested by us. These details are thought to be materially correct but we cannot guarantee there are no error and emissions and they do not form part of any contract

