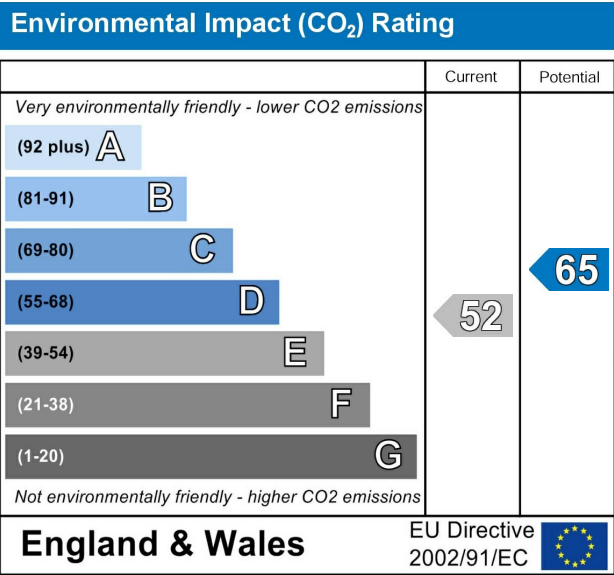
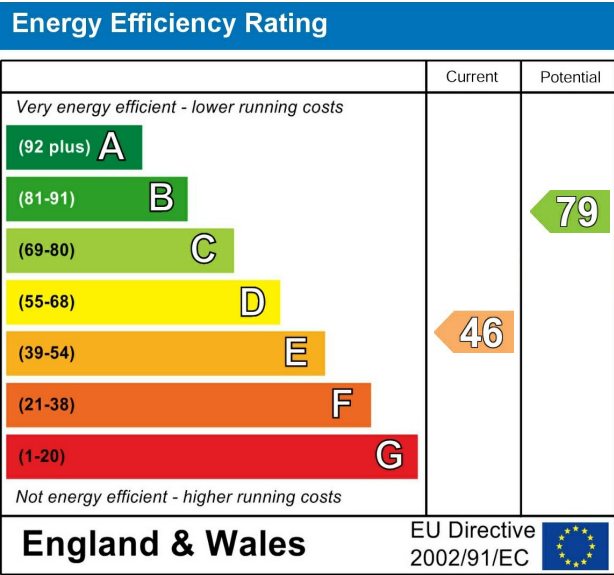
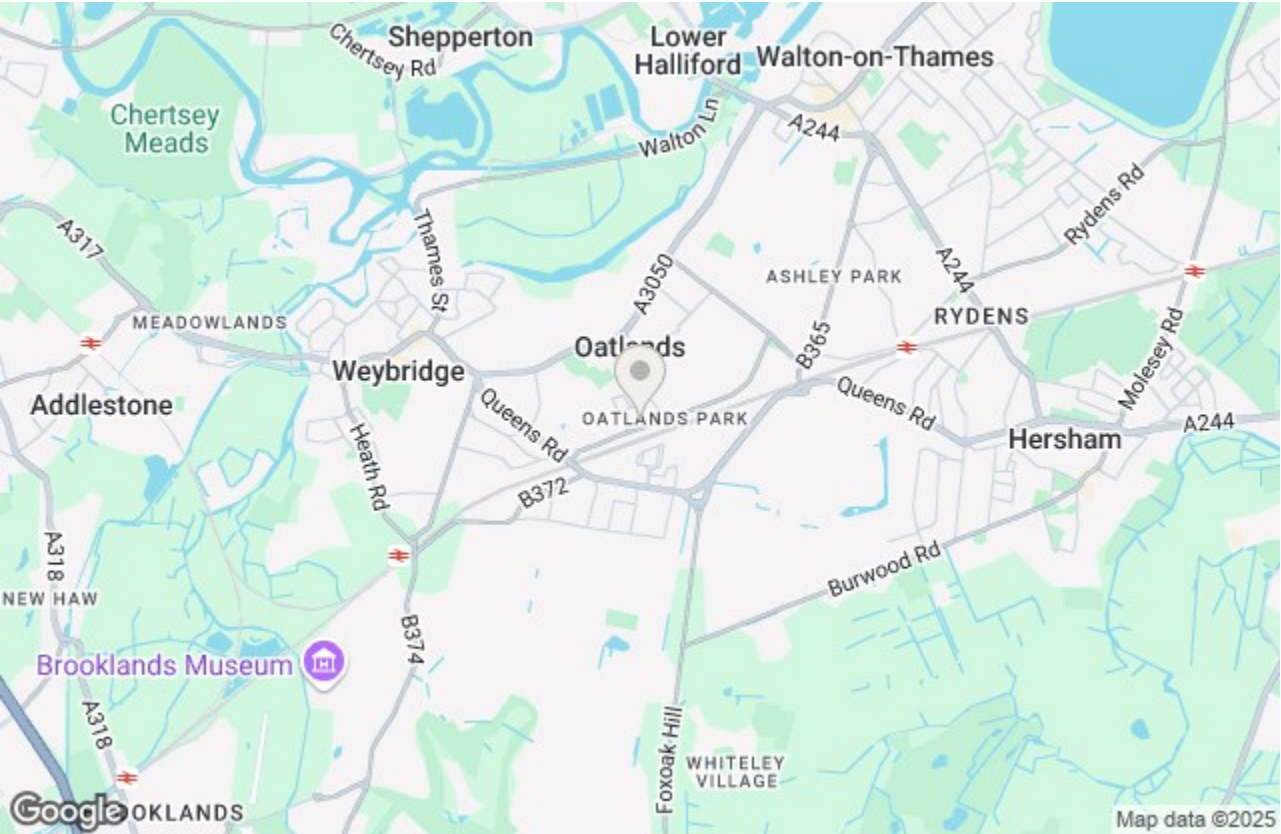


42, Brockley Combe, Weybridge, Surrey, KT13 9QD

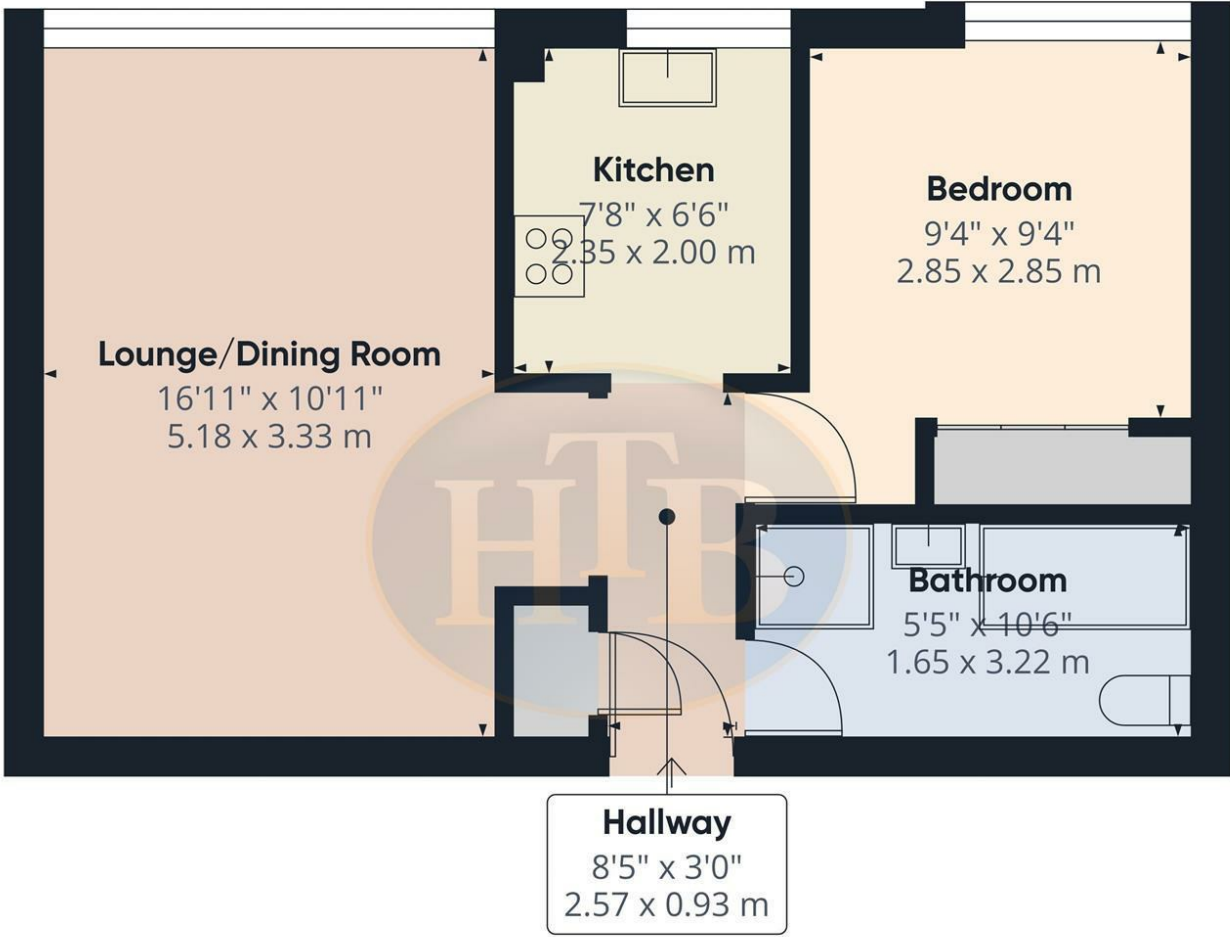


£239,950 Leasehold



Spacious Ground Floor Apartment in Prime Location offered with no onward chain. Ideally situated within easy reach of both Walton-on-Thames mainline station and the vibrant Queens Road, home to a fantastic selection of shops, cafés, bars, and restaurants. This well-presented ground floor apartment offers spacious and stylish accommodation in a sought-after location. The property opens into a welcoming entrance hall with a built-in storage cupboard housing the Megaflo hot water system. The bright and airy lounge/dining room enjoys pleasant views over the beautifully maintained communal gardens, creating a peaceful and relaxing atmosphere. The separate kitchen features a generous range of classic shaker-style units, a built-in oven and hob, and space for additional appliances. A rear aspect window also provides views over the gardens, enhancing the sense of light and space. The double bedroom benefits from a comprehensive range of fitted wardrobes and also overlooks the communal gardens. Completing the accommodation is a well-appointed four-piece bathroom suite, featuring a corner bath, separate shower cubicle, WC, and wash basin. Externally, the property is surrounded by large, well-kept communal gardens and includes the added benefit of a garage in a nearby block. Perfect for first-time buyers, investors, or those seeking a convenient and low-maintenance home, this superb apartment is not to be missed. To arrange your viewing, contact HTB Walton-on-Thames today on 01932 22 22 66. Elmbridge Council tax Band C. EPC F.

Brockley Combe, Weybridge, Surrey, KT13 9QD



Approximate total area⁽¹⁾
447 ft²
41.5 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

- NO ONWARD CHAIN-PRIME GROUND FLOOR APARTMENT IN A SOUGHT-AFTER LOCATION
- SPACIOUS LOUNGE/DINING ROOM WITH VIEWS OVER BEAUTIFULLY MAINTAINED COMMUNAL GARDENS
- DOUBLE BEDROOM WITH EXTENSIVE FITTED WARDROBES AND GARDEN OUTLOOK
- GENEROUS ENTRANCE HALL WITH BUILT-IN STORAGE AND MEGAFLOW HOT WATER SYSTEM
- INCLUDES A GARAGE IN A NEARBY BLOCK FOR ADDED CONVENIENCE
- WITHIN EASY REACH OF WALTON-ON-THAMES STATION AND QUEENS ROAD'S SHOPS, CAFÉS, AND RESTAURANTS
- SEPARATE KITCHEN WITH SHAKER-STYLE UNITS, BUILT-IN OVEN & HOB, AND GARDEN VIEWS
- STYLISH FOUR-PIECE BATHROOM SUITE WITH CORNER BATH AND SEPARATE SHOWER
- SURROUNDED BY LARGE, WELL-KEPT COMMUNAL GARDENS
- RESIDENTS PARKING

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

