



Poplar Avenue, Windlesham

£750,000



Poplar Avenue, Windlesham GU20 6PL

Four bedroom detached house in a cul-de-sac location in Windlesham. Planning permission was granted but recently lapsed for a loft conversion and rear extension.

FEATURES

- Cul-de-sac
- Planning recently lapsed for extension
- Scope to extend subject to planning
- Double glazing
- Gas central heating
- Built in wardrobes

ACCOMODATION

- Entrance hall
- Downstairs cloakroom
- Open plan Sitting/dining/family room
- Kitchen/breakfast room to rear of house
- Utility room
- Four bedrooms
- Family bathroom

OUTSIDE

- Block paved driveway parking
- Mature, private rear garden with patio

LOCAL AUTHORITY/COUNCIL TAX

Surrey Heath – Band F

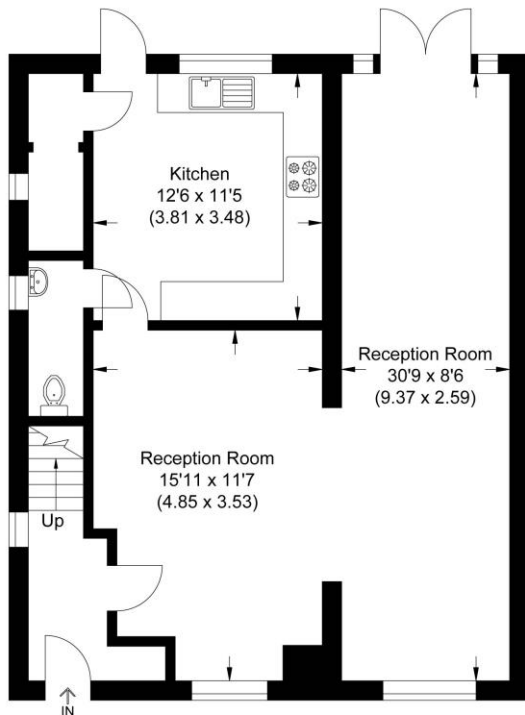
EPC RATING

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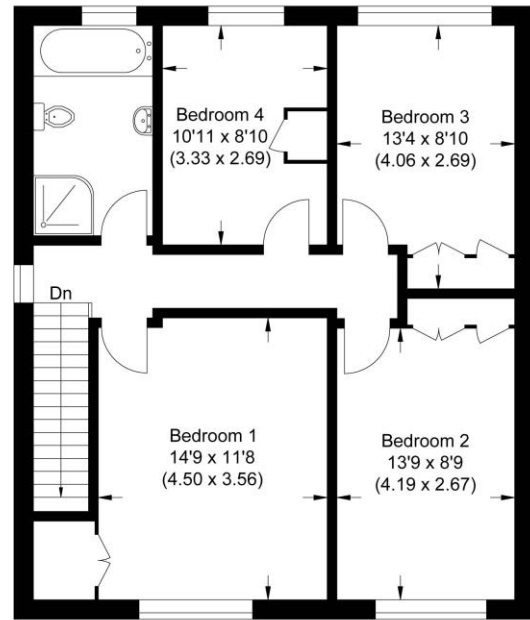




Approximate Gross Internal Area
135.40 sq m / 1457.43 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Disclaimer: We wish to inform prospective tenants that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards / shelves, etc. Accordingly, they should not be relied upon for carpeting, curtains / blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemized within these.



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