

Wills & Smerdon



Stamford Cottage High Street Ripley, Surrey GU23 6AA

£1,450 PCM Furnished/unfurnished

Character mid terraced home located in the heart of Ripley Village available for let. The accommodation comprises: front door leading to large downstairs reception room; stairs leading from entrance hall to first floor; spacious beamed living room; double bedroom with wardrobes; bathroom with roll top bath and handheld shower; kitchen with appliances; second double bedroom with wardrobes; externally there is an enclosed rear garden accessed through the detached garage in Rose Lane. EPC rating D/61. Council tax band C. Sorry no pets. Ripley Village offers a range of interesting shops, restaurants, cafes and pubs together with stunning countryside. For the commuter, the A3 is easily accessed providing onward travel to the M25, central London and Guildford. There are stations at, Woking and Clandon serving Waterloo.

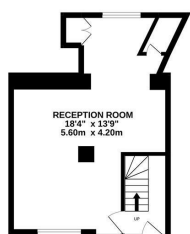
- Central Ripley village Location
- Two double bedrooms
- Private rear garden
- Kitchen with appliances
- Beamed reception rooms
- Detached garage

6 Station Parade, East Horsley, Surrey, KT24 6QN

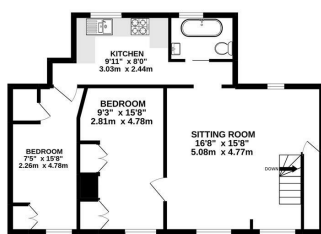
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GROUND FLOOR
445 sq.ft. (41.4 sq.m.) approx.

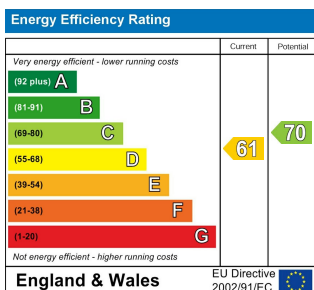
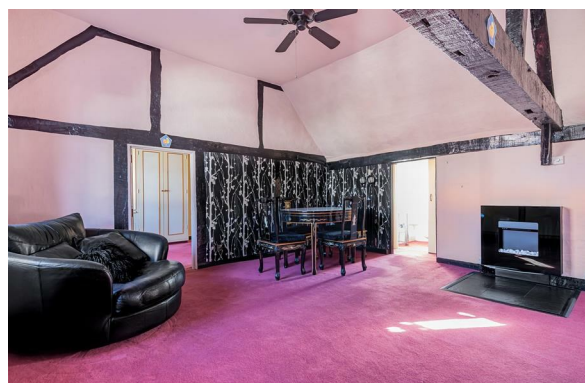


FIRST FLOOR
704 sq.ft. (65.4 sq.m.) approx.



TOTAL FLOOR AREA: 1149 sq.ft. (106.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used for each by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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WHAT NEXT?

For further information on the renting process please see our Step by Step guide on our website: www.willsandsmerdon.co.uk

Important note to applicants: We endeavour to make our rental particulars accurate and reliable, however, they do not constitute or form any part of an offer or any contract and none is to be relied upon as statements of Representation or fact. The services, systems and appliances listed in this specification have not been tested and no guarantees as to their operating ability or efficiency are given. All floorplan measurements and layouts have been taken as a guide to prospective tenants only and must not be relied upon. Please note that the Sq Ft measurements in the EPC will differ from the floorplan. If you require clarification or further information on any points please contact us, especially if you are travelling some distance to view a property.

