

Tel: 01932 351986
 Email: info@greenandparry.com



Fullerton Road, Byfleet, KT14 7SX
 Offers In The Region Of £565,000



Welcome to the market this spacious 4-bedroom, Semi-detached house located in a popular road in the heart of Byfleet Village, close to local village shops and amenities, a short walk to the local Village primary school and within easy reach to all main transport links. Private front driveway for two cars and side access to garage. The property itself offers a versatile and spacious downstairs space with four good size bedrooms upstairs. Generous size hallway leading into a large sitting room open to another living space to the rear aspect of the property which also provides a very good size living area, The dual aspect windows allowing in plenty of natural daylight, the living space to the rear aspect of the property offers a French door leading out onto the garden. The kitchen is modern and a good size offering plenty of wall and base units and ample preparation space, integrated appliance includes oven and gas hob, space available for dishwasher, washing machine and double height fridge and freezer. This property has been converted into the loft to provide an excellent sized master bedroom with built in wardrobes and eave storage, an en-suite shower room with walk in shower, hand-basin with vanity drawers, modern heated towel rail and WC. Bedroom two is a large double room with built in wardrobes, bedroom three is also a large double room with a storage cupboard and bedroom four is a good size single room. The main bathroom is well presented to a modern standard, fully tiled with bath, rain shower and separate handheld shower, WC and hand-basin with vanity drawers, modern heated towel rail. Good size private rear garden with patio, laid to lawn, access into garage which is fully powered. Location is key being close to all main transport links including M25 and A3.




Floor Plan

Approximate Area = 1407 sq ft / 130.67 sq m
 (Including Office)
 For identification only - Not to scale



Every attempt is made to assure accuracy, however measurements are approximate and for illustrative purposes only. Not to scale.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.