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Old Orchard, West Byfleet, KT14 7RW

**Price Guide £295,000**

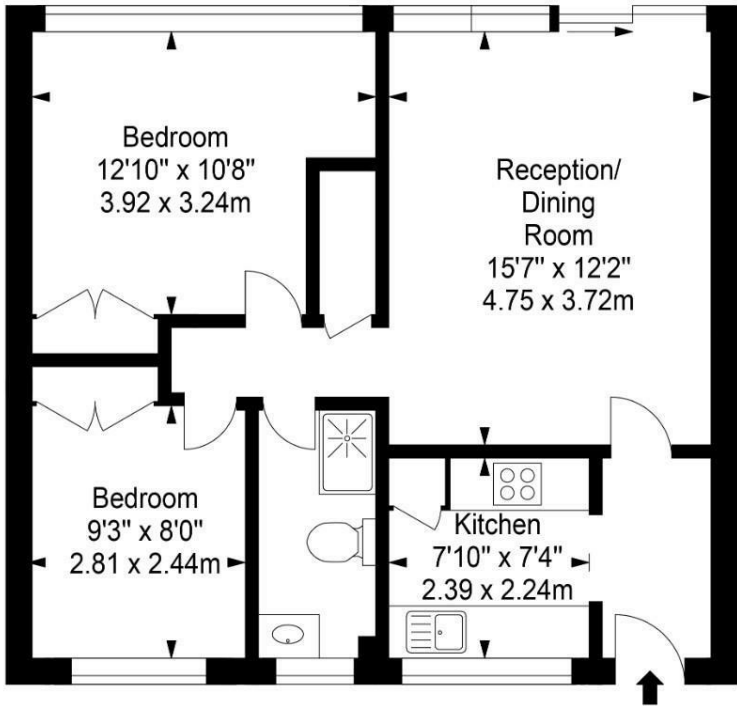


NO CHAIN! Welcome to the market this two-bedroom ground floor Maisonette offering private garden and garage. Positioned in a quiet road within the heart of Byfleet Village, walking distance to local village shops and amenities as well as a short distance from Brooklands Superstores. Easy access to all main transport links including M25, A3 and a choice of three mainline train stations offering a direct link into London Waterloo. The Maisonette itself comprises of a good size hallway leading into a spacious living/dining room, the patio doors from here allow views and direct access out onto the private rear garden. A separate generous sized kitchen including plenty of wall and base units with space available for white goods, the window from here allows plenty of natural light and views out the front. There is a second hallway leading into the accommodation part of this property where you will find the large Master bedroom with built in wardrobe and a second good sized double bedroom again offering a built-in wardrobe. The bathroom consists of walk-in shower, WC and hand-basin with vanity unit. This Maisonette benefits from having a private rear garden which you can access directly from the sitting room via the patio doors. The garden has been well cared for and is laid to lawn with mature plants and shrubs, side access is also available. This property needs slight modernisation in terms of decorating but offers a fantastic opportunity for first time buyers or investors. Long Lease!

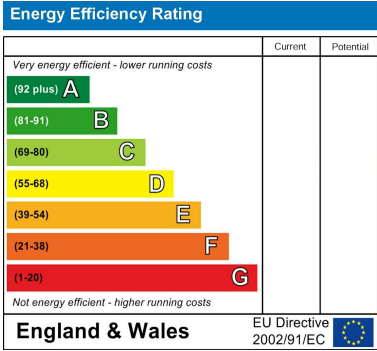


Floor Plan

Approximate Area = 605 sq ft / 56.16 sq m  
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.



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