

## Dunton House, Jessamy Road, Weybridge, KT13 8BP

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		78	80
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



**£1,550 Per Calendar Month**

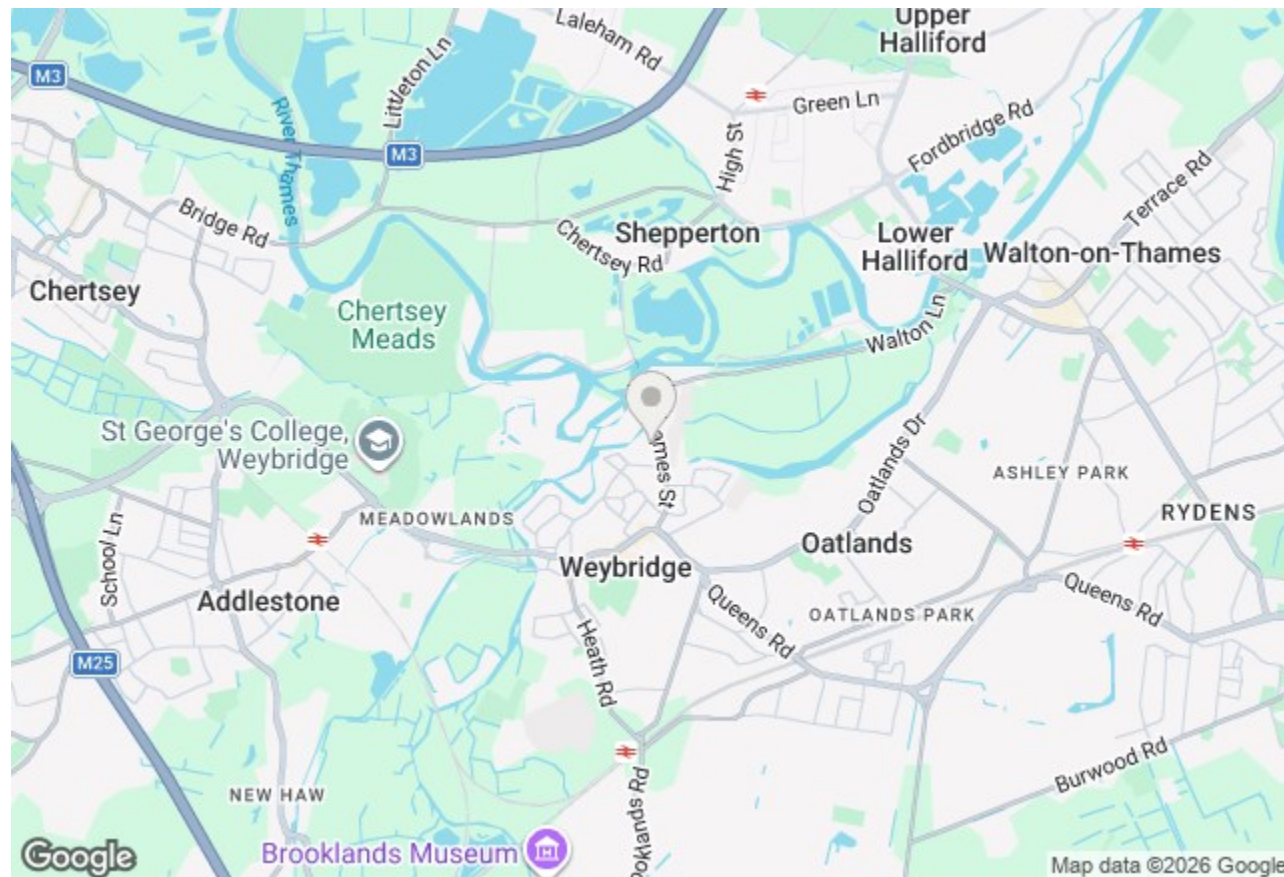
Whittets Ait is a small island accessed across a vehicular bridge at the end of a quiet residential road. Adjoining the rivers Wey and Thames, the area offers some lovely towpath walks and there is a boatyard and moorings nearby. The island has a landscaped park and there is a lock connecting it to the mainland with a pretty keepers cottage.

This delightful one-bedroom flat offers a serene retreat with picturesque views of Whittets Ait. Set behind private gates, this purpose-built apartment ensures both security and tranquillity, making it an ideal home for those seeking a peaceful lifestyle.

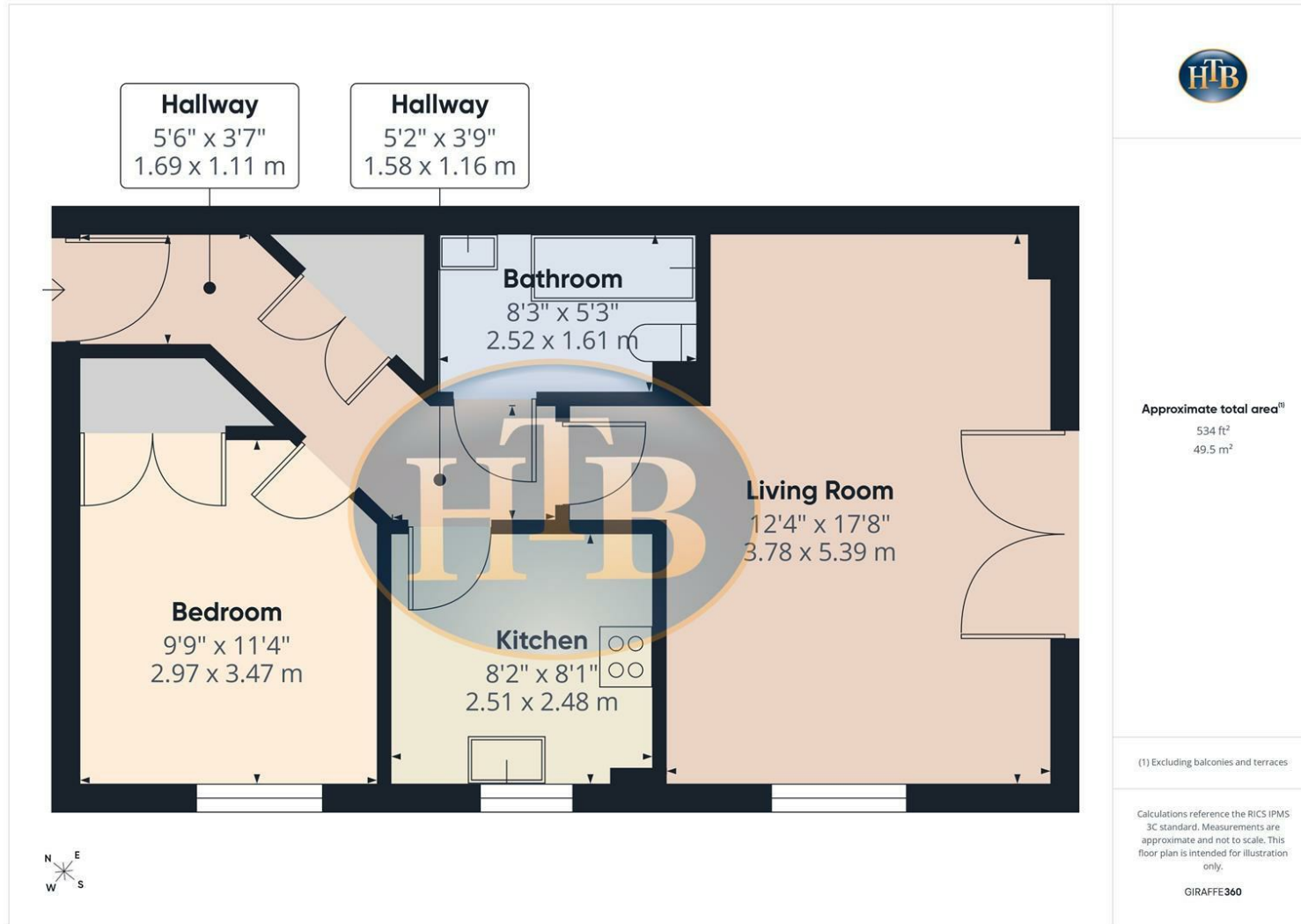
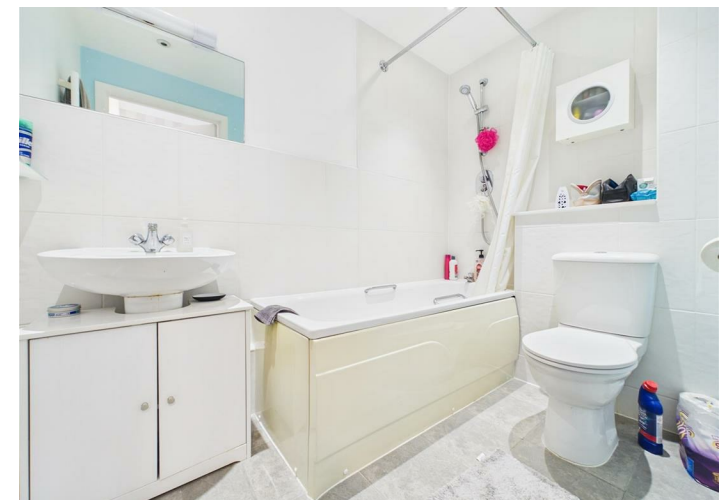
One of the main features is a bright and airy living room/dining room that features double doors, allowing natural light to flood the space while providing lovely views towards the river. This inviting area is perfect for relaxation or entertaining guests. The modern fitted kitchen is well-equipped, offering both functionality and style for your culinary adventures.

The flat comprises one spacious bedroom and a well-appointed bathroom, making it suitable for individuals or couples. Additionally, residents benefit from dedicated parking & communal gardens, adding to the convenience of this lovely property.

This flat is not just a home; it is a lifestyle choice, combining comfort with the beauty of its surroundings. With its prime location and modern amenities, this property is a wonderful opportunity for anyone looking to enjoy the best of Weybridge living.



# Jessamy Road, Weybridge, KT13 8BP



- STUNNING LOCATION SET BEHIND PRIVATE GATES AT WHITTETS AIT
- MODERN BATHROOM AND FITTED KITCHEN
- VIEWS OVER RIVER WEY AND RIVER THAMES
- TOP FLOOR
- AVAILABLE BEGINNING OF AUGUST
- ONE DOUBLE BEDROOM
- RESIDENTS PARKING
- PURPOSE BUILT APARTMENTS
- PRIVATE DEVELOPMENT
- COMMUNAL GARDENS AND BIKE STORE

