



InVillages
with SIMON BANCE

invillages.com

25 Medhurst Close
Chobham, Surrey GU24 8PA

25 MEDHURST CLOSE, CHOBHAM, SURREY GU24 8PA

A pleasant end terrace, back to back 1 bedroom freehold house, situated in a quiet position at the end of a cul-de-sac within this popular development on the edge of the village close to Chobham common.

* Entrance Hall * Spacious Open Plan Living Space with Extended Lounge/Dining Room & Arch to Fitted Kitchen * Spacious Double Bedroom * Modern Bathroom with White Suite * Double Glazing & Electric Heating * Recently Re-Decorated & Re-Carpeted * Private Sunny Aspect Courtyard Garden * Communal Parking Spaces *

Council Tax: Band C EPC Rating: E

Price Guide £235,000 FREEHOLD

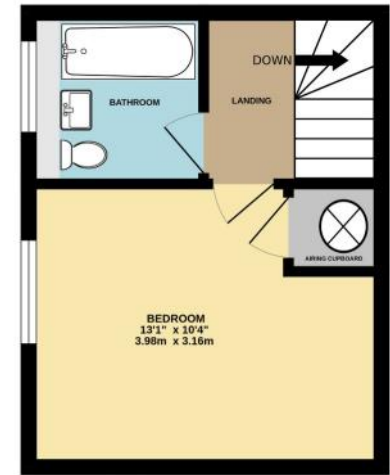


Agents Note : None of the services or appliances within the property have been tested by our company and none of the fixtures & fittings or electrical appliances, unless mentioned within our sales particulars form part of the property for sale, if you are unsure we advise you to check with your surveyor or solicitor.

GROUND FLOOR
282 sq.ft. (26.2 sq.m.) approx.



1ST FLOOR
212 sq.ft. (19.7 sq.m.) approx.



TOTAL FLOOR AREA : 494 sq.ft. (45.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, 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 as such 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		91 B
69-80	C		
55-68	D		
39-54	E	46 E	
21-38	F		
1-20	G		

DIRECTIONS:

From our offices in Chobham High Street, proceed north over the mini roundabout into Windsor Road and turn first right after the bridge into Chertsey Road. Continue for a few hundred yards and turn into Mincing Lane which is the fourth turning on the left hand side. This will continue into Medhurst Close.

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*“ Specialist Estate Agents for Village Property
& Country Homes ”*

www.invillages.com

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