

 4  3  3



Springfield Road, *Camberley*

OSBORNE HEATH

A four bedroom, three bathroom detached family home with a double garage and swimming pool backing onto Camberley Heath Golf Club.









On the ground floor there is a double aspect living room, dining room, study, modern kitchen with a feature island plus dining and living areas, utility room and a downstairs WC.

On the first floor is the principal bedroom which has a dressing room and a large en suite, an en suite guest bedroom, two further bedrooms and a family bathroom.

To the front of the house is driveway parking, a double garage and side access leading to a mature and secluded rear garden which has a heated swimming pool.

Wits End is on a popular private road next to Camberley Heath Golf Club. Nearby schools include Tomlinscote, Collingwood, Kings International College, Papplewick, Lambrook, St George's and Hall Grove. Camberley has a number of local high street businesses and great restaurants and pubs. Nearby places of interest include, Camberley Heath Gold Club, The Atrium shopping centre, Ascot Racecourse, Coworth Park, Guards Polo Club, Legoland, Virginia Water Lake, Wentworth Club, Windsor Castle and Windsor Great Park. Camberley is also convenient for the M3, M4, M25 and Heathrow Airport.

EPC rating D. Council Tax band G.





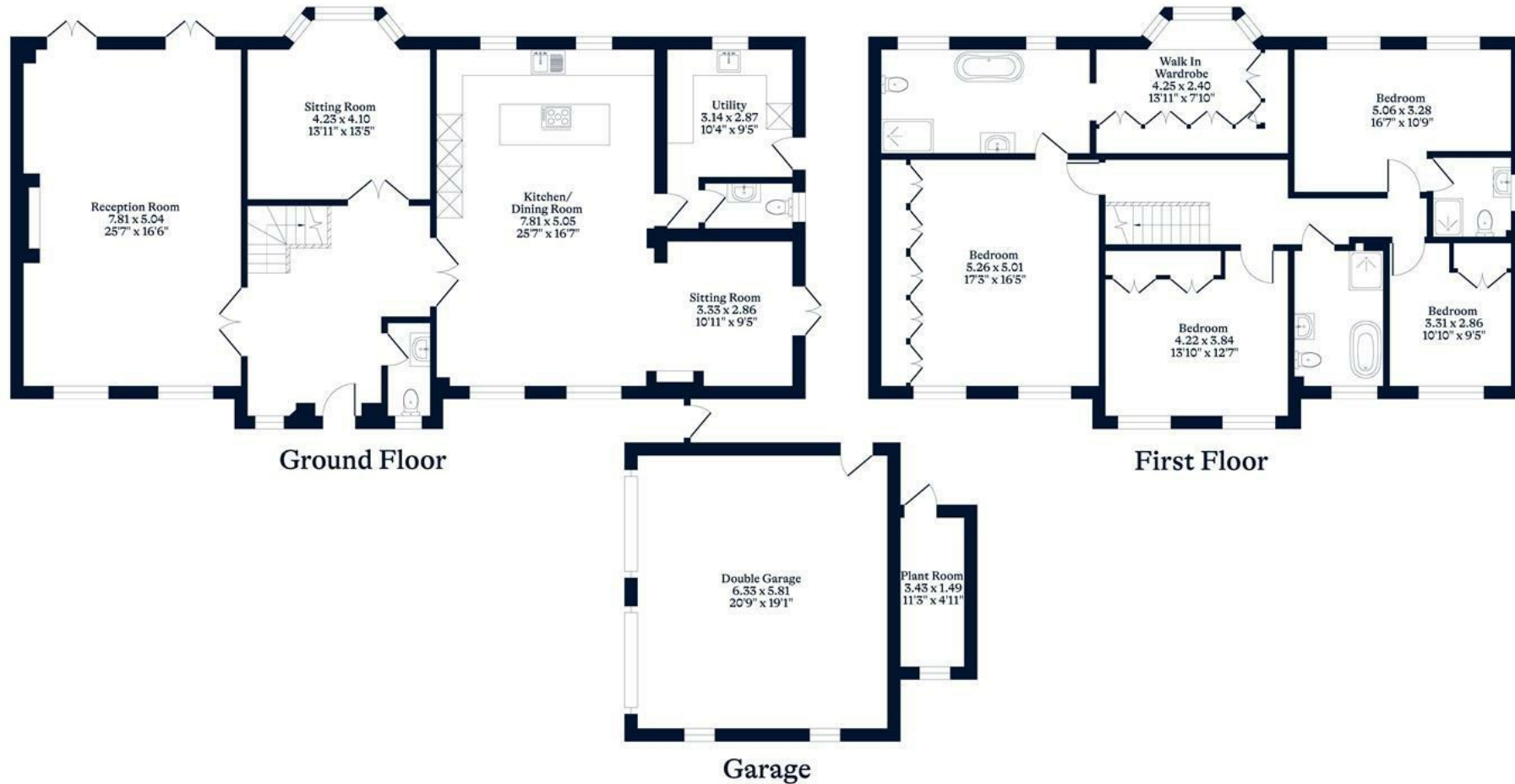
#### APPROXIMATE FLOOR AREA

House - 265.50 sq m - 2858 sq ft  
Garage - 43.00 sq m - 463 sq ft  
Total - 308.50 sq m - 3321 sq ft  
(Gross Internal Area)



#### NOT TO SCALE

This plan is for illustration purposes only



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This floor plan has been created by Property Shoot Ltd following the RICS code of measuring and is for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. Details shown on this floorplan, including all measurements, areas and proportions cannot be guaranteed by either the provider or estate agency and should not be relied upon.



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