



Winchester Way  
Camberley, GU17 0EZ  
£435,000

## Property Details

 3 bedrooms

 1 baths

 EPC Rating TBC

 1055 sqft (Inc Garage)

 Sandhurst Station (1.0 miles)

- Three Bedrooms
- Potential To Extend STPP
- Corner Plot
- Off Road Parking for Several Cars
- Garage
- Walking distance to Local Schools and Shops
- Walking Distance to Sandhurst & Blackwater Train Stations
- Close Proximity to Meadows Nature Reserve
- Bathroom with Separate Toilet

**\*\*NO ONWARD CHAIN\*\*** A great family home which occupies a generous corner plot offering any incoming purchaser the scope to significantly enlarge STPP. At the front of the property there is a large block paved driveway which can accommodate several vehicles with further parking in the garage. Downstairs there is a solid wood kitchen with range cooker at the front, at the rear is a full width Lounge/Diner with sliding doors onto the private rear garden. Upstairs consists of three well-proportioned bedrooms with a modern shower room and separate toilet.

The property is situated in between Sandhurst & Blackwater stations which are both within 1 mile. It is also in close proximity to The Meadows nature reserve, great local schools, shops & other amenities.

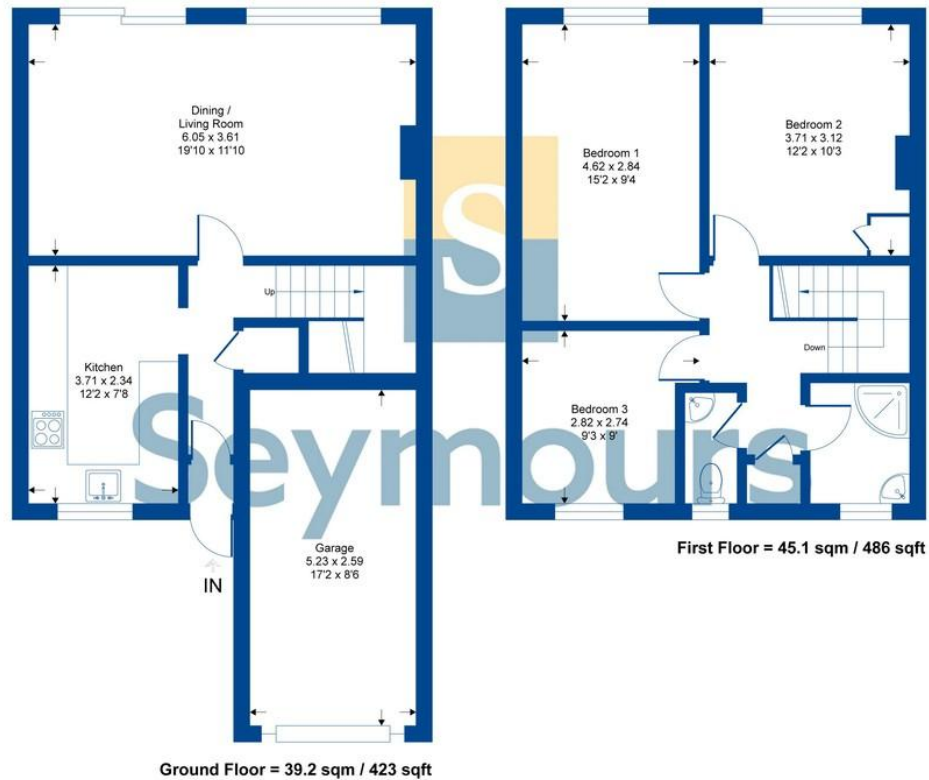
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## Property Details

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Approximate Gross Internal Area = 84.4 sq m / 909 sq ft  
Approximate Garage Internal Area = 13.5 sq m / 146 sq ft  
Approximate Total Internal Area = 97.9 sq m / 1055 sq ft



Whilst every attempt has been made to ensure the accuracy of the floor plan 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.



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