



**3 Carver House, Spitfire Chase, Walton-On-Thames, Surrey, KT12 1FX**

**Shared Ownership £110,250 for 35%**

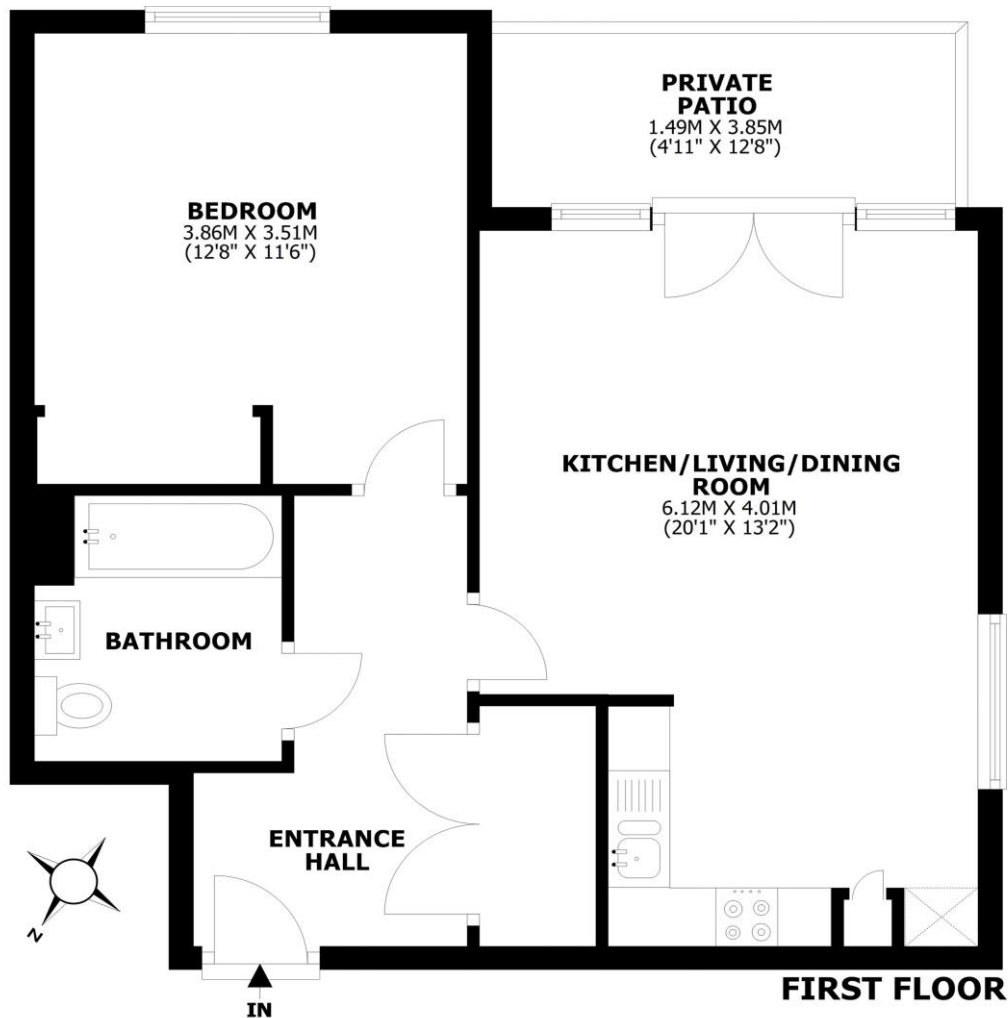




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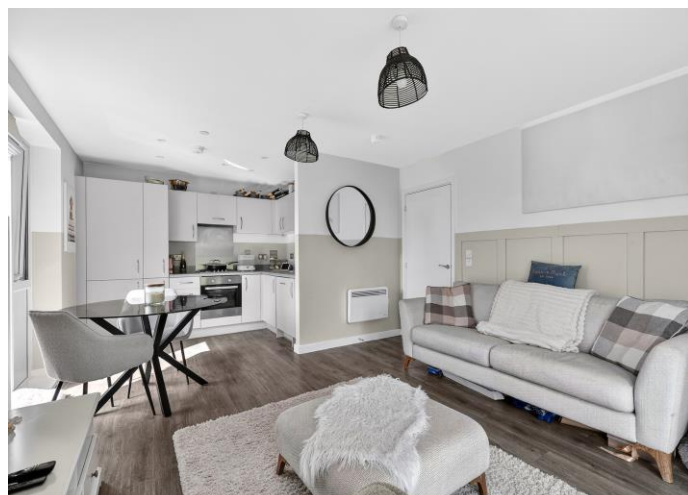
Total internal area: approx. 51.1 sq. metres (550.1 sq. feet)

Private patio: approx. 5.7 sq. metres (61.7 sq. feet)



This floorplan is for illustrative guidance only and is not to drawn to scale. Whilst every attempt has been made to ensure accuracy, measurements are approximate and should not be relied upon as a matter of fact. Maximum dimensions are given excluding small alcoves, etc unless otherwise stated.

A shared ownership opportunity. This beautifully presented one-bedroom apartment is offered for sale with no onward chain and is set within the highly desirable Walton Court Gardens development by Crest Nicholson. Ideally located, the property is just moments from Walton mainline station, providing fast and frequent services to London Waterloo in approximately 26 minutes. Walton High Street is also within easy reach (around one mile away), offering a wide selection of shops, restaurants, and the popular Everyman Cinema. Convenient local amenities, including a Tesco Express in Halfway, are also close by. Finished to a high standard throughout, the apartment is in excellent condition and features modern, stylish fixtures and fittings. The bright open-plan living and kitchen area creates a welcoming space for both relaxing and entertaining, with direct access to a private balcony. The bedroom is a generous double, complete with fitted wardrobes, while the contemporary bathroom is finished to a high specification and includes a shower over the bath. Additional storage is provided off the hallway. Residents benefit from access to an on-site gym (included within the service charge), as well as well-maintained communal gardens. The property also includes secure allocated parking for one car. Further advantages include a secure entry system, an impressive communal lobby, and lift access to all floors. This property represents an excellent opportunity for first-time buyers. EPC Rating C.



**AGENTS NOTES:** These details do not constitute any part of an offer or contract. In issuing them we do not have any authority to give any warranty or representation whatsoever in respect of this property. These details are provided without any responsibility on our part or the part of the vendors. No statements in these details are to be relied upon as representations of fact and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained therein.

**Equipment:** We have not tested the equipment or central heating system mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition.

**Measurements:** Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment, etc.