



SHELLEY

Firfields, Weybridge, Surrey KT13



A FOUR BEDROOM FAMILY HOME IN AN EXCELLENT LOCATION

A wonderful centrally located family home with a large garden on a quiet private road in the heart of Weybridge, giving easy access to the High Street and station.



Local Authority: Elmbridge Borough Council

Council Tax band: G

Tenure: Freehold



KEY FEATURES

Offering approximately 2,784 sq ft of beautifully balanced accommodation, this attractive four-bedroom family home is thoughtfully arranged over two floors.

The ground floor centres around a welcoming entrance hall, leading to a spacious reception room ideal for both relaxation and entertaining, alongside a formal dining room and a well-appointed kitchen/breakfast room with adjoining utility and integral garage access. A dedicated study and cloakroom complete the ground floor.

Upstairs, four well-proportioned bedrooms provide comfortable family living, served by a family bathroom / wet room and one ensuite bathroom, while useful eaves storage adds further practicality.

NO ONWARD CHAIN











LOCATION

Weybridge's town is conveniently located along with the village cricket green and Queens Road area with its wide range of boutique shops and restaurants. The town centre offering everyday conveniences including Waitrose and a number of cafe's, pubs and restaurants along with the River Thames and Wey.

The town has a number of leisure pursuits available including two health clubs, Weybridge Health and David Lloyd along with St Georges Hill Tennis Club and Golf Club, Burhill Golf Club, Mercedes Benz World and The Brooklands Museum.

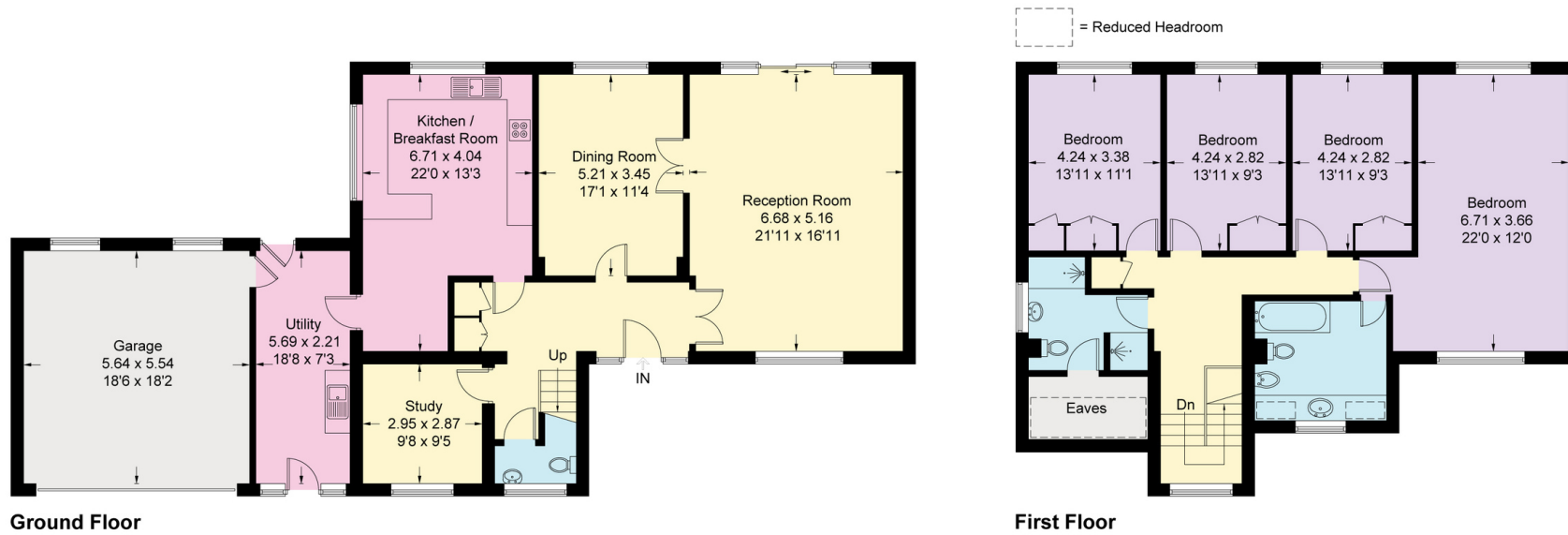
There are a number of excellent private schools in the area including St. George's College and Junior, Feltonfleet, Notre Dame, Sir William Perkins and The ACS International School as well as the state secondary school, Heathside. The A3, M25 and the M3 are within easy reach alongside bus routes which go directly to Walton-on-Thames, Hersham, Kingston and Guildford. The train station is located on the edge of town and provides regular service to London Waterloo. London Heathrow and Gatwick airports are accessed via the M25.





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Approximate Gross Internal Area = 258.6 sq m / 2784 sq ft
(Including Reduced Headroom / Eaves)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

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