



Mill Pond Road, Windlesham

**£950,000**



## Mill Pond Road, Windlesham, Surrey GU20 6DP

This four bedroom detached home on the Snows Ride development in Windlesham site in an enviable position with open views to the front over a tree lined green. The Charles Church built 'Lyndhurst' executive home offers scope to extend subject to planning permission.

### FEATURES

- Approximately 1825 sq. ft including garage
- Entrance porch
- Original owner from new
- Open fire
- Double glazing
- Gas central heating
- Modern fitted kitchen

### ACCOMMODATION

- Entrance hall
- Downstairs cloakroom
- Sitting room
- Three separate reception rooms
- Kitchen/breakfast room
- Utility room
- Four bedrooms
- Two bath/shower rooms

### OUTSIDE

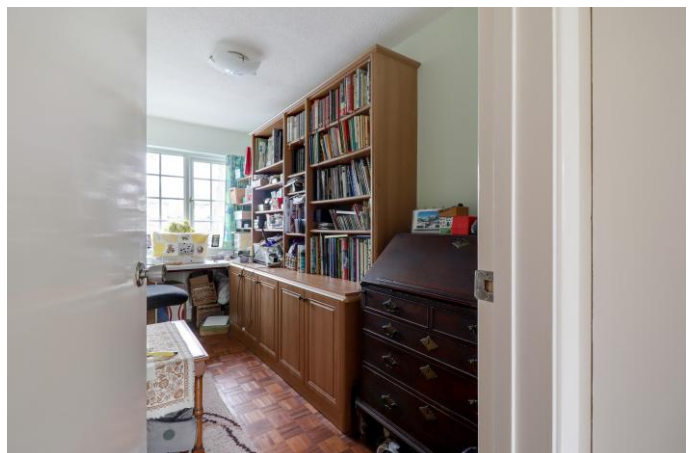
- Driveway parking
- Double garage
- South east facing rear garden

### LOCAL AUTHORITY/COUNCIL TAX

Surrey Heath – Band G

### EPC RATING

D



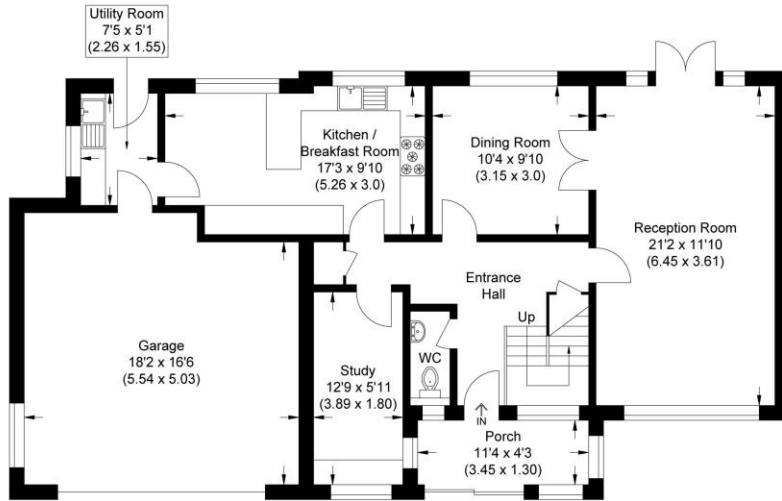




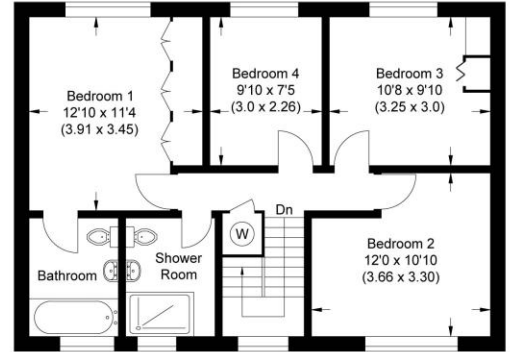




Approximate Gross Internal Area  
169.60 sq m / 1825.55 sq ft  
(Includes Garage)  
Garage Area 29.21 sq m / 314.41 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

**Disclaimer:** We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards / shelves, etc. Accordingly, they should not be relied upon for carpeting, curtains / blinds.



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