

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



28 Allingham Court
Summers Road, Godalming, Surrey, GU7 3AW
£150,000



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Key features

- Retirement apartment for the over 60's
- Open plan living/dining room
- Communal gardens and residents' parking
- Located in the heart of Farncombe village

Description

Set within the popular Allingham Court retirement development for the over 60s, this well-presented one-bedroom apartment offers bright and spacious accommodation extending to approximately 458 sq ft. The property is conveniently located for Farncombe's local amenities and mainline station.

Living Room 15'4 x 9'8

This inviting living room offers a cosy space featuring a corner electric fireplace with a wooden mantle. There is a large window overlooking the front. There is also room for a small dining table and chairs within the space, creating a versatile area for relaxing and dining.

Kitchen 9'8 x 6'10

The kitchen is compact and practical, fitted with a range of wall and base units. Integrated appliances include an electric oven and ceramic hob, with space for a freestanding fridge freezer.

Bedroom 11'10 x 10'11

This bedroom offers a good-sized double space with fitted wardrobes providing ample storage.

Bathroom

The bathroom is neatly arranged and features a walk-in shower with a glass screen and curtain rail, along with a pedestal sink and close-coupled WC.

Allingham Court

Allingham Court is a well-maintained retirement development for the over 60s, set within attractive communal gardens with mature planting and seasonal colour. Residents benefit from parking, a communal lounge, laundry facilities, guest accommodation (subject to availability), an on-site manager and Careline emergency assistance.

