



ROAD MAP

HYBRID MAP

TERRAIN MAP



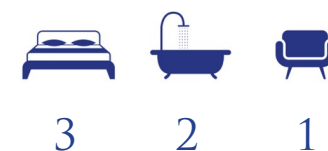
WINDERMERE WALK, CAMBERLEY GU15
GUIDE PRICE £425,000

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(82 plus) A		
(81-81) 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	





MAIN FEATURES

- Three Bedrooms
- Modern Bathroom
- Landscaped Rear Garden
- Modern Kitchen
- Kitchen/Breakfast Room
- Good School Catchment

FULL DETAILS

Entrance

Doors leading into Living/dining room & WC

WC

Low level WC, wash hand basin, linoleum flooring, featured wall paper

Living room/ Dining Room

Front aspect room, LVT flooring,

Kitchen /Breakfast Room

Range of base and eye level units, sink, four ring gas hob, extractor hood, oven and integrated; fridge/freezer, dishwasher and washing machine. LVT flooring and double-door leading to the garden.

First Floor Landing

Bedroom One

Front aspect double bedroom, carpet flooring, neutrally decorated, access to wardrobe

Bedroom Two

Rear aspect double bedroom, carpet flooring, neutrally decorated, access to wardrobe

Bedroom Three

Front aspect bedroom, carpet flooring, neutrally decorated

Bathroom

Wash hand basin with storage below, low level WC, bath with shower attachment, tiled walls and new linoleum flooring.

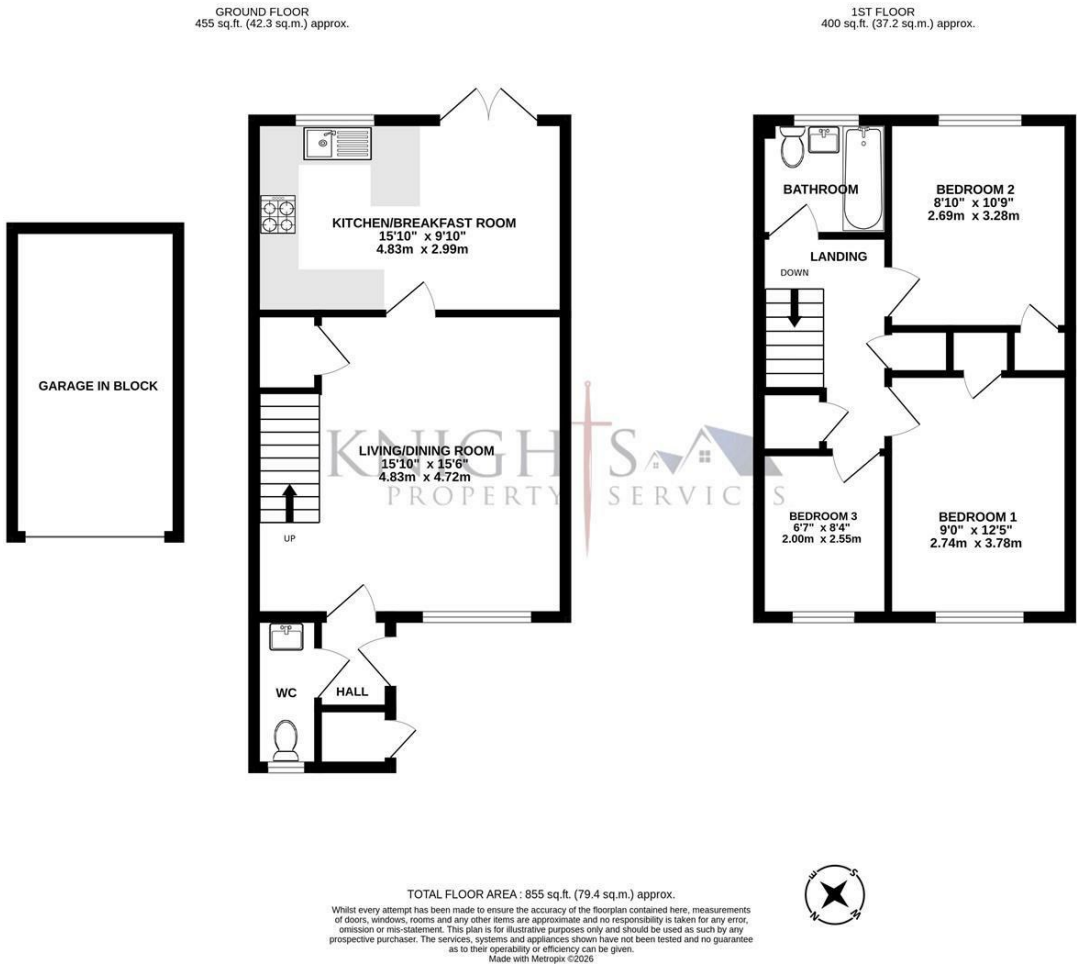
To The Rear

Landscaped garden comprising; patio area, area laid to lawn with planters, borders and shrubs, shingle area

To The Front

Landscaped area, path leading to the storage cupboard and front door.

FLOORPLAN



WINDERMERE WALK, CAMBERLEY GU15

KNIGHTS PROPERTY SERVICES- Situated within the sought-after Heatherside development, this beautifully presented three-bedroom home on Windermere Walk offers stylish, modern living in a highly convenient location. The ground floor features a spacious open-plan living and dining room, to the rear, the contemporary kitchen/breakfast room enjoys direct access to the beautifully landscaped garden, seamlessly blending indoor and outdoor living. A convenient downstairs WC completes the ground floor accommodation. Upstairs, the property offers three well-proportioned bedrooms and a modern family bathroom. The current owner has recently redecorated the home throughout and installed new flooring, ensuring it is presented to an exceptional standard. Outside, the attractive landscaped garden provides an excellent setting for outdoor dining and entertaining, while a garage in a nearby block offers valuable additional storage. Ideally positioned for families, the property is within easy reach of highly regarded local schools, including Heather Ridge, Ravenscote and Tomlinscote. A range of everyday amenities, such as Sainsbury's, a newsagent, pharmacy and dentist, are all within walking distance, while nearby parks and woodland offer plenty of opportunities for leisure and recreation.