



CONSORT COURT

5

NO PARKING
EMERGENCY VEHICLES
ONLY

CONSORT COURT
RESIDENTS PARKING
ONLY

Consort Court, 5 York Road, Woking, Surrey, GU22 7XP

£130,000

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One bedroom ground floor apartment, exclusively for the over 55's. The property is conveniently situated within a short walk of Woking town centre.

Consort Court is accessed through a gated entrance and benefits from a security entry system, lift to all floors, useful communal living room and a development manager in case of emergencies. There is also a guest room for hire for visitors. For periods when the Development Manager is off duty there is a 24-hour emergency call system.

This bright and spacious apartment comprises, large hallway with storage area, living room, kitchen with ample base and eye level units, double bedroom and a shower room. The bedroom has a built-in double wardrobe and the modern shower room offer walk in wet room, low level WC and hand basin.

The property benefits from double glazed UPVC windows and heating is via electric via storage heaters.

Viewings are highly advised.

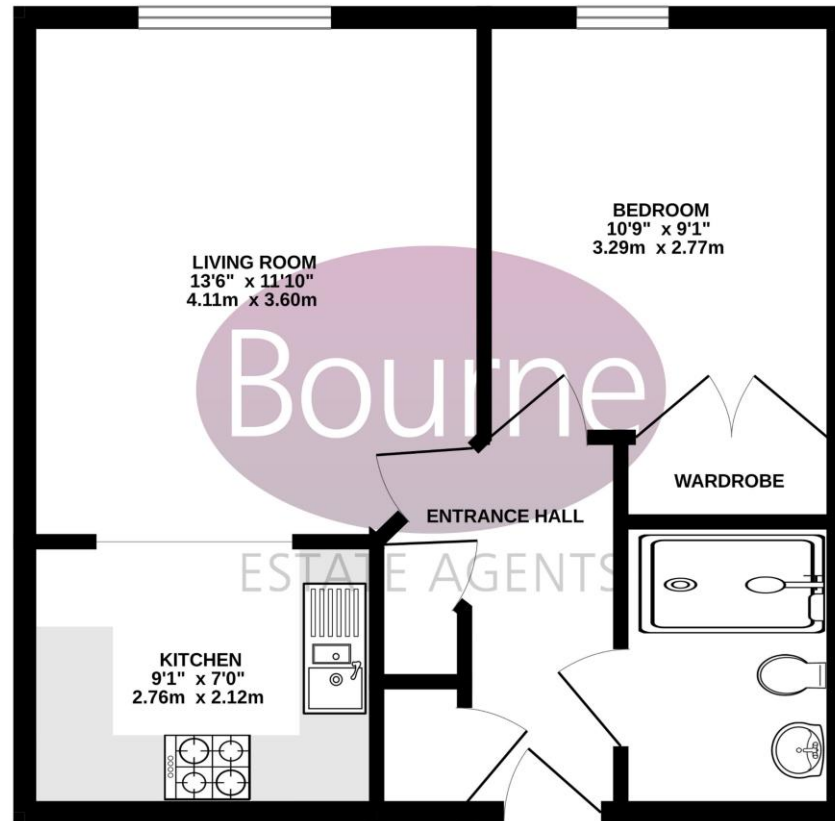
Council Tax Band B - £1,749.04pa
Leasehold – 106 years remaining
(price correct for 2023 - 2024)

- Retirement property
- One bedroom
- Ground floor
- Residents parking
- Gated development
- 24-hour emergency call system
- Town centre location
- No chain



Floorplan

GROUND FLOOR
427 sq.ft. (39.7 sq.m.) approx.

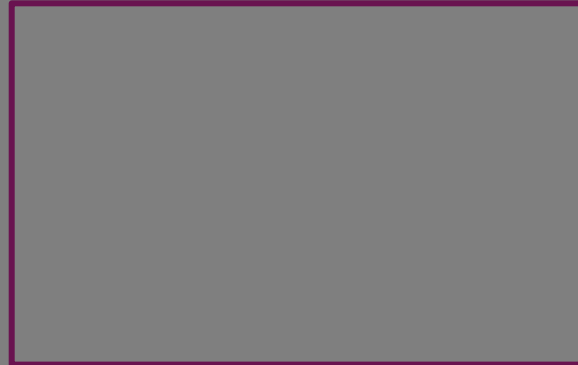
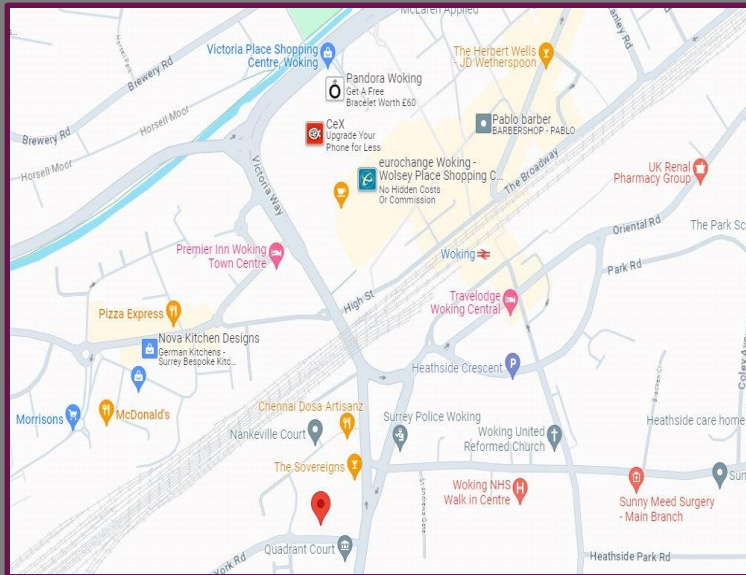
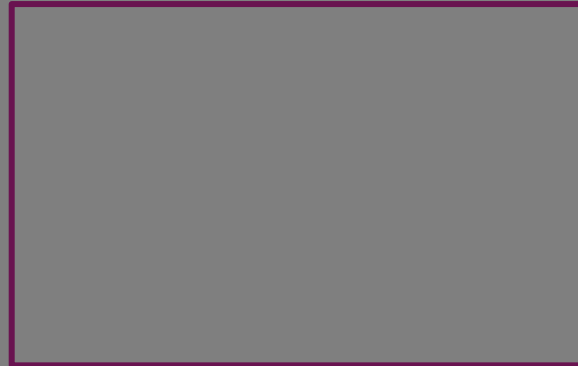


TOTAL FLOOR AREA: 427 sq.ft. (39.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given that they will be available at the time of completion of the purchase.

Location

Woking is a busy commuter town with several trains an hour providing a fast, direct mainline link to London Waterloo (approximately 26 minutes). The main shopping centre is Victoria Place which hosts major high street retail brands. There are also a number of fine restaurants, bars, pubs and cafes, which cater for every taste.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) 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, Scotland & Wales	73	83
	EU Directive 2002/91/EC	

We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract.

If you require clarification of any points then please contact us especially if you are travelling some distance to view.

Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



A refreshing choice...

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