



ESTATE AGENTS



Lennox Close, Tongham, Farnham, Surrey, GU10 1FT

Offers in excess of £475,000

Lennox Close, Tongham, Farnham, Surrey, GU10 1FT

Introducing this stunning semi-detached home with three bedrooms, located in a highly sought-after residential area. This property exudes class and convenience, boasting a spacious and well-lit interior that is perfect for modern living.

The highlight of this property is its beautiful south-facing garden, providing ample space for outdoor entertainment and relaxation. Additionally, a garage and off-road parking are available, ensuring convenience and security for you and your family.

Inside, the house is adorned with modern finishes and tasteful décor, creating a warm and inviting atmosphere. The living spaces are thoughtfully designed, offering comfort and functionality. The bedrooms are generously proportioned and offer a peaceful retreat after a long day.

Council Tax Band D

- Built In 2022
- Driveway Parking For Two
- Garage
- Three Bedrooms
- South Facing Garden
- Modern
- Freehold
- Council Tax Band: D
- EPC: B



Floorplan



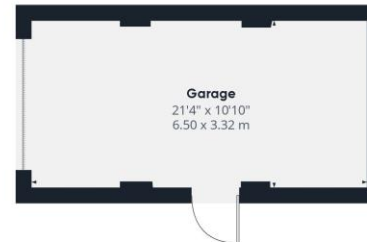
Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2



Ground Floor Building 3



Approximate total area⁽¹⁾
1364.8 ft²
126.79 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

Location

Situated in a prime location, this property benefits from excellent transport links, reputable schools, and a host of amenities nearby. Tucked away in an ideal cul-de-sac this home provides security and privacy for families and professionals alike.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		95
(81-91)	B	84	
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		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...

ASH VALE: 244 Shawfield Road, Ash Vale, Surrey, GU12 5DJ

Tel: 01252 560838 | Email: ashvalesales@bourneestateagents.com

Web: www.Bourneestateagents.com