



Park View Court, Woking, Surrey, GU22 7SE

£300,000

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Located on the top floor, this two double bedroom apartment is conveniently located less than a mile from Woking Town centre and mainline station.

Presented immaculately throughout the property has a large 23ft living room with access to a bright south facing balcony and an open plan kitchen. The modern kitchen boasts a range of wall and base level units with space for appliances, built in oven, electric hob and a breakfast bar. From the living room an inner hallway leads to two double bedrooms each with built in wardrobes and are serviced by a stylish bathroom with pedestal hand basin and L shaped bath with shower over. A separate toilet adds to the day to day convenience and is also fitted with matching tiled surrounds.

Externally the property has a further storage cupboard, an allocated parking space, as well as well-maintained communal gardens.

Council Tax Band C - 2,108.09

Service Charge - £2645

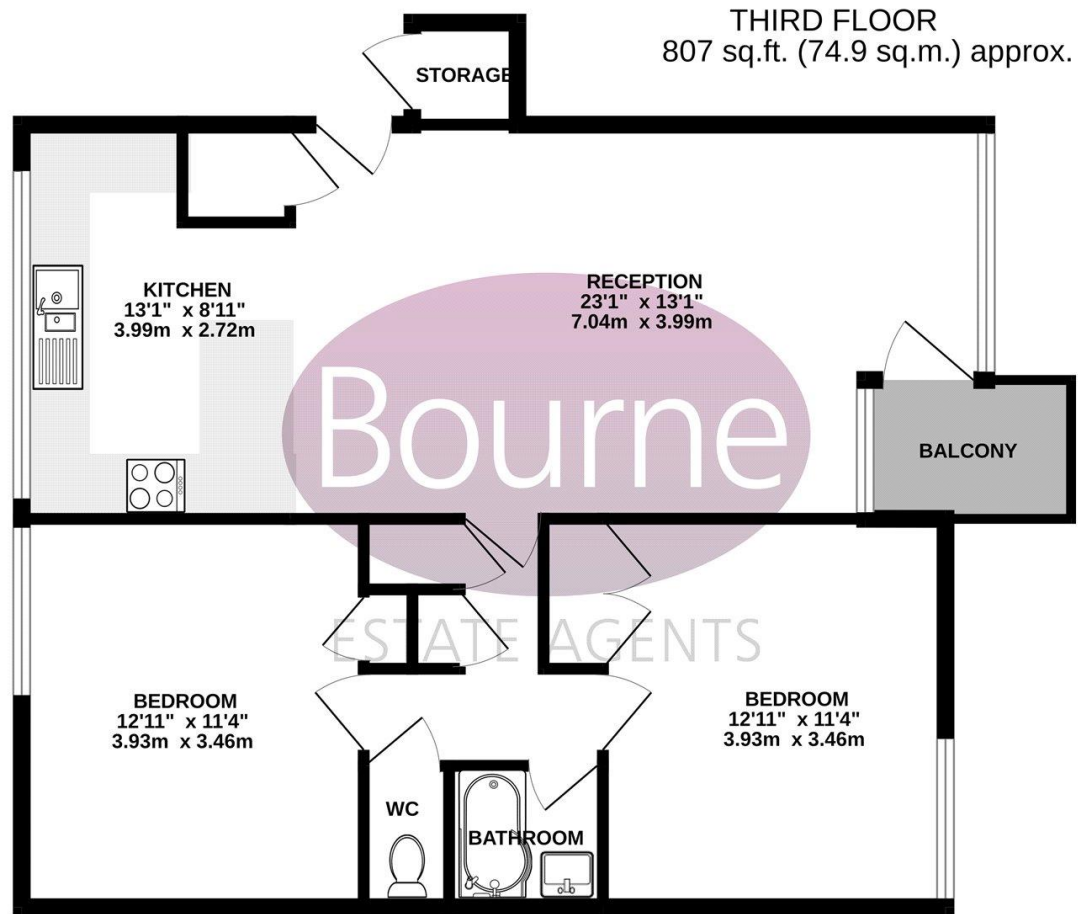
Ground Rent - £0pa

Share of Freehold- 937 years remaining on lease

- Top floor apartment
- Two generous double bedrooms
- 23ft living/dining room
- Open plan kitchen
- Smart bathroom
- Separate WC
- Allocated parking
- Long lease
- Town centre location



Floorplan

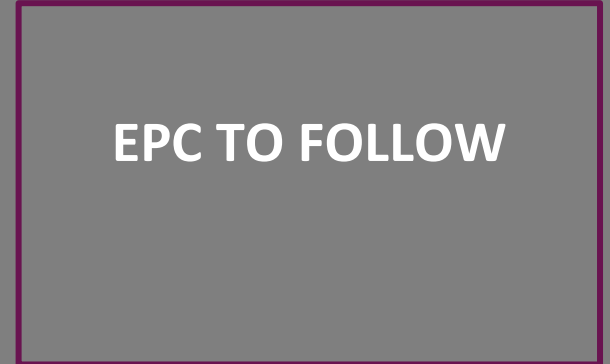
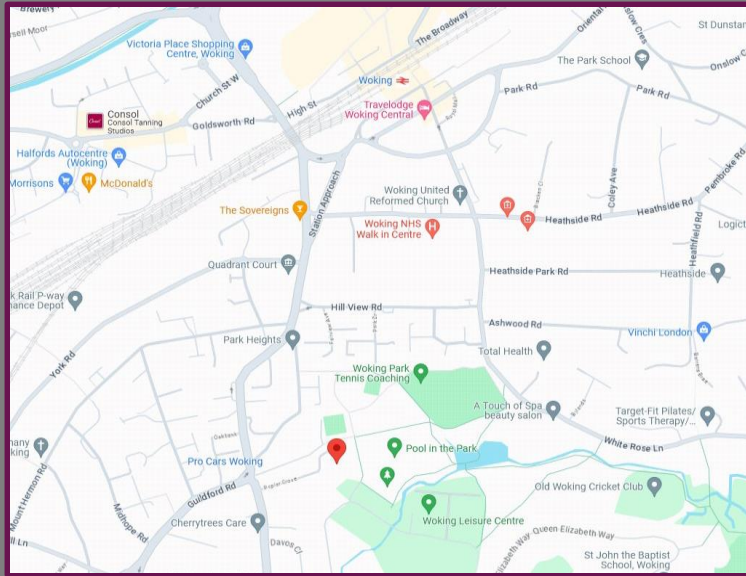


TOTAL FLOOR AREA: 807 sq.ft. (74.9 sq.m.) approx.

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 as to their operability or efficiency can be given.

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 a multi-screen cinema and The New Victoria Theatre. There are also a number of fine restaurants, bars, pubs and cafes, which cater for every taste.



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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