



ESTATE AGENTS



Tilt View, Tilt Road, Cobham, Surrey

Guide Price £250,000

Tilt View, Tilt Road, Cobham, Surrey

An extremely accessible and versatile ground floor apartment in the heart of Cobham. This inviting property seamlessly blends convenience with homely warmth, providing a great space for relaxation and rejuvenation.

Positioned on Tilt Green, just a short stroll away from the vibrant Cobham High Street and Cobham & Stoke D'Abernon Station, this apartment offers convenience for first time buyers, young professionals and is also a fantastic opportunities for investors.

This property is also being offered CHAIN FREE.

Years remaining on lease: 90

Annual ground rent: £10

Ground rent review period: N/A

Annual service charge amount: £1,200

Service charge review period: Annually

Council Tax Band: C

- Ground Floor Apartment
- One Bedroom
- Excellent Condition Throughout
- Large Living/Dining Room
- Spacious Double Bedroom
- Communal Gardens
- Walking Distance to Village
- Overlooking Tilt Green

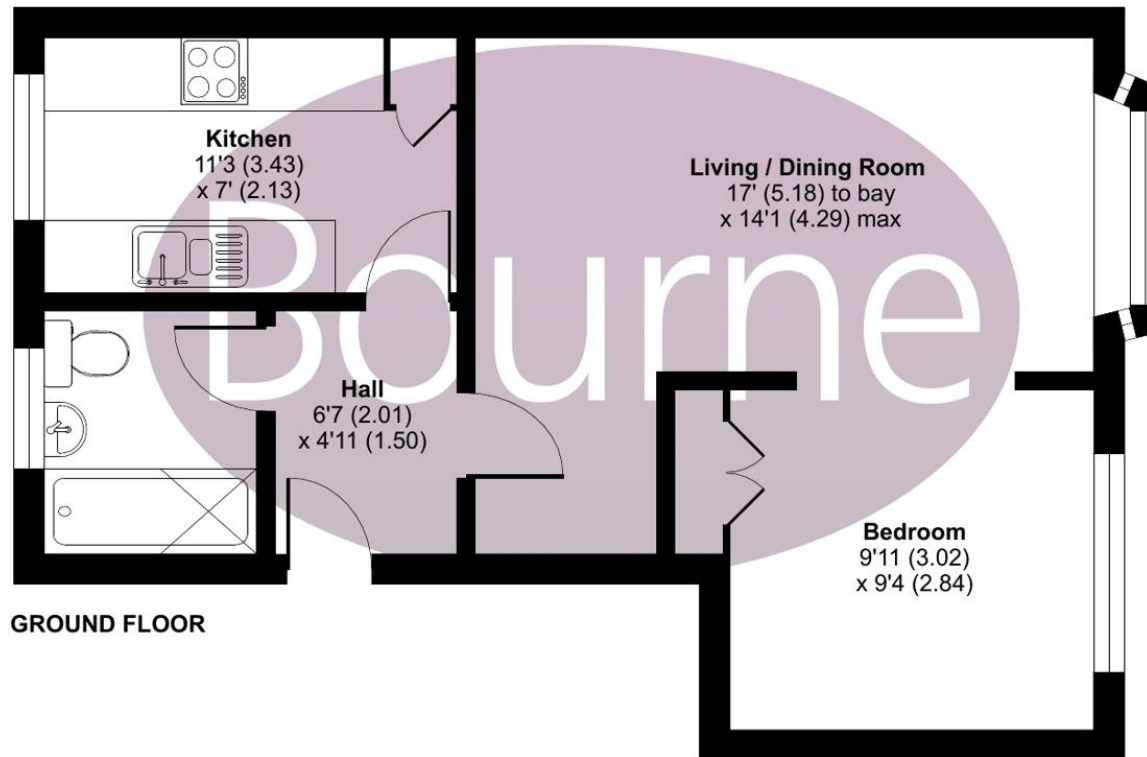


Floorplan

Tilt Road, KT11

Approximate Area = 463 sq ft / 43 sq m

For identification only - Not to scale



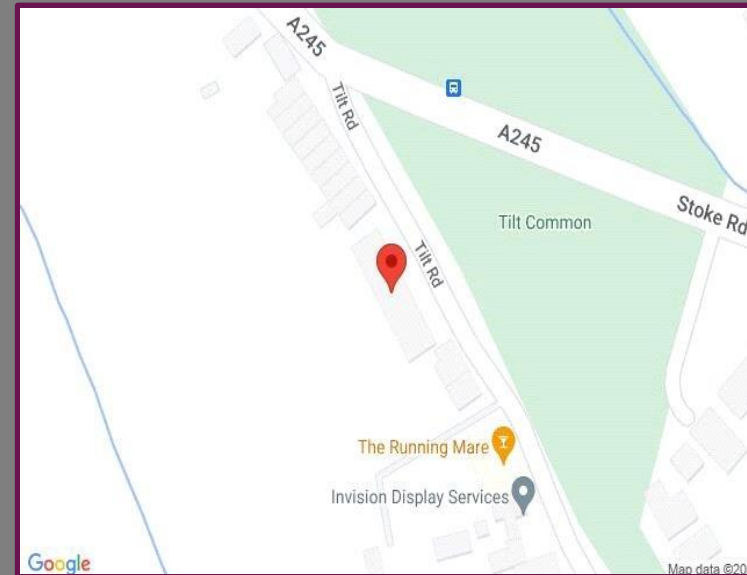
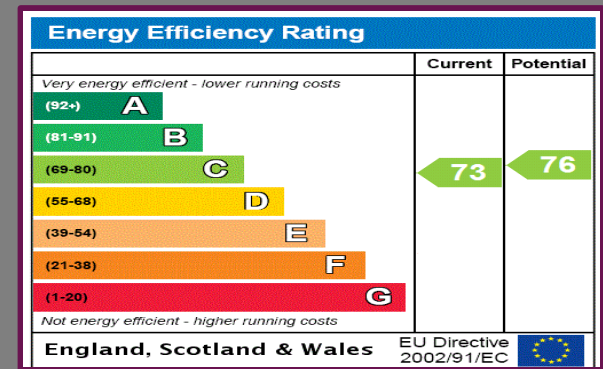
GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ncheom 2024. Produced for Bourne Estate Agents. REF: 1119156

Location

The Tilt is one of Cobham's most requested locations, being close to the Station, High Street and overlooking open countryside. The High Street has a lovely mix of independent shops, cafes and restaurants including a Waitrose supermarket and the Ivy cafe. Cobham station provides access to London Waterloo in under 40 minutes, the A3 and M25 are close by providing easy access to the London Airports, the Capital and the coast. There are many areas of outstanding natural beauty including Pennyhill Park, Box Hill and Claremont gardens close by.



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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