



Bloomfield Close, Knaphill, Woking, Surrey, GU21 2BW

£350,000

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A well presented end of terraced home that is located in a quiet cul de sac, within easy reach of local shops and bus links that offer easy access to Woking town centre.

Accommodation includes two bedrooms and a modern four piece bathroom on the first floor while downstairs there is a front aspect sitting room and rear aspect kitchen/dining room. The kitchen has been fitted with a range of base and eye level units and offers space for appliances.

Outside there is a sunny rear garden that comes mainly laid to lawn with a patio area that provides space to relax with side access. To the front of the property are two allocated parking spaces. Viewings are recommended.

Council Tax Band D - £2,371.60pa

- Modern end of terrace house
- Two bedrooms
- Two reception spaces
- Cul-de-sac
- Newly refitted bathroom
- Two parking spaces
- Walking distance to bus links and easy access to Woking
- No onward chain

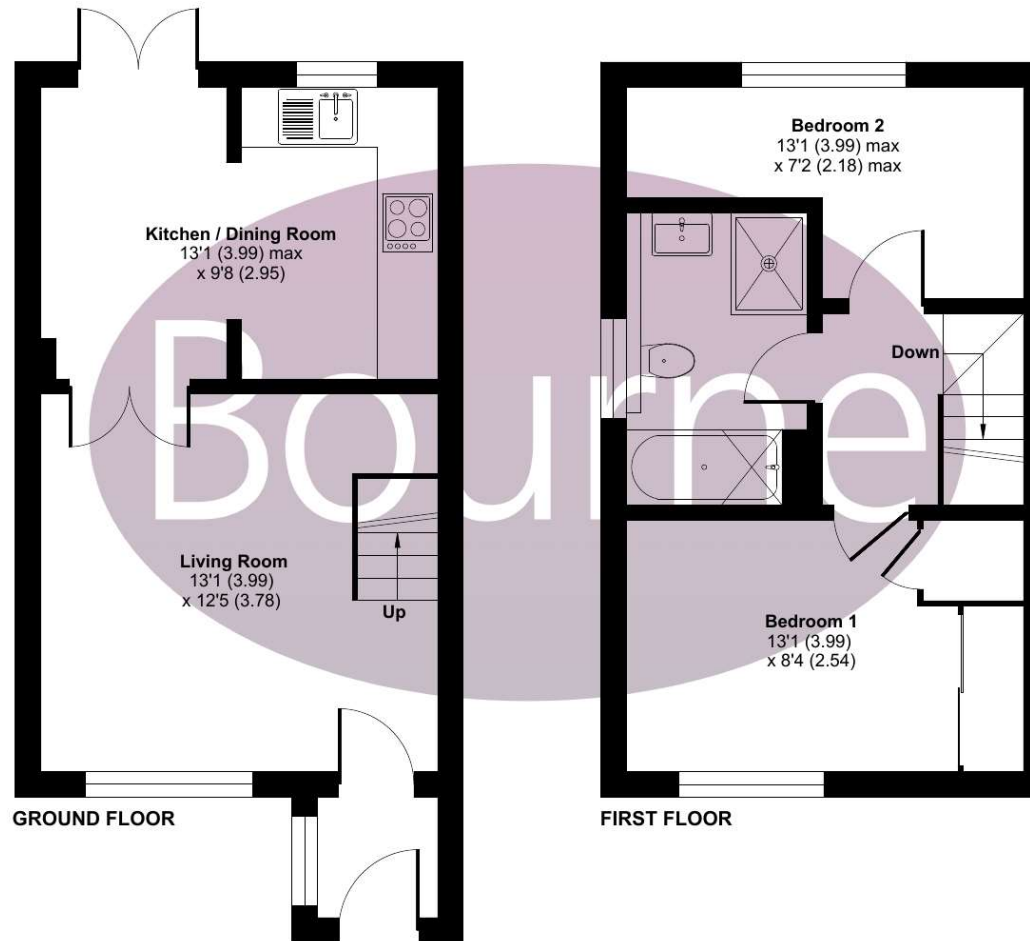


Floorplan

Bloomfield Close, Knaphill, Woking, GU21

Approximate Area = 616 sq ft / 57.2 sq m

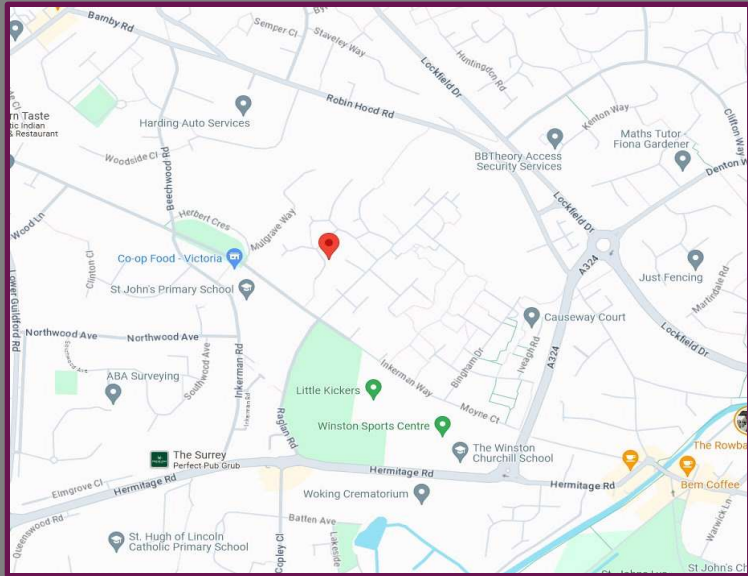
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Bourne Estate Agents. REF: 1153134

Location

Knaphill has many good schools to choose from, a number of convenience shops on the high street and several supermarkets. There are good road and bus links to Guildford and Woking whilst the M3 motorway is less than a 10 minute drive. The nearest Mainline stations are Woking or Brookwood, each providing a direct link to London Waterloo (26 or 35 minutes approximately)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		87
(69-80)	C		
(55-68)	D	70	
(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...

WOKING: 36 Commercial Way, Woking, Surrey, GU21 6EN

Tel: 01483 722244 | Email: woking@bourneestateagents.com

Web: www.Bourneestateagents.com