

The Fieldings | Woking |

Seymours


EAT
BREAD







The Fieldings, Woking, Surrey, GU21 3RU

A modern three bedroom end of terrace property set in a popular cul-de-sac location, close to local schools and amenities. This three bedroom property has been remodelled inside which has created a fantastic open-plan rear aspect kitchen and dining room. This space has been finished to an excellent standard and is great for entertaining with direct access out onto the private rear garden. The separate living room is light and airy with modern décor. Upstairs offers the aforementioned three bedrooms, with built-in wardrobes to the main room and a family bathroom. The rear garden is low maintenance with rear access opening onto the playing field to the side. Further benefits of this lovely home include gas central heating, double glazed windows and plenty of residents parking.
Waitrose supermarket, popular local schools and all amenities are on hand with an excellent regular bus service taking shoppers and commuters to Woking Town Centre and Mainline Rail every ten minutes. Must be viewed!

Woking has a thriving town centre offering extensive shopping, dining and leisure facilities including The New Victoria Theatre & Cinema, and the Lightbox Gallery. For golfers there is a choice of clubs including, Woking Golf Club (one of the oldest in the U.K. founded in 1893), Westhill, Hoebridge, Worplesdon, Chobham and Foxhills (including spa and hotel). Both the Basingstoke Canal and the River Wey are close by for walking, cycling and fishing (permit required), whilst nearby Chobham Common is a National Nature Reserve.

The area is well served by both state and private schools including: Goldsworth Primary, Hoe Bridge, St Andrews, Greenfield, Halstead, Woking High School, St Dunstan's, Hoe Valley and St John the Baptist School.





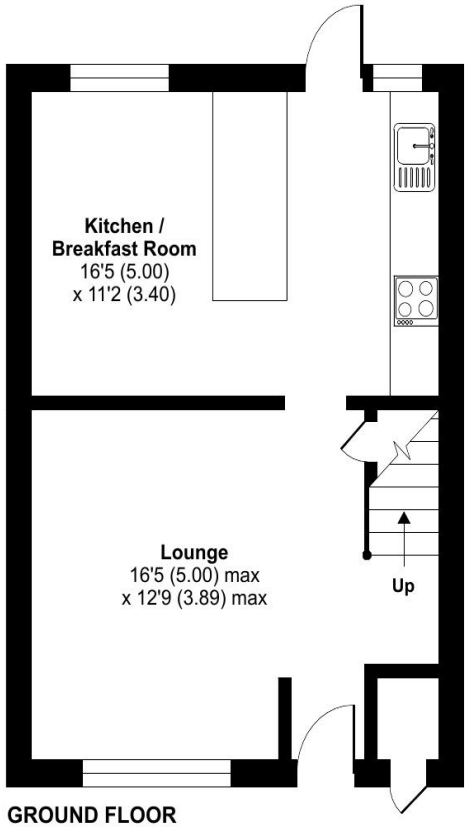




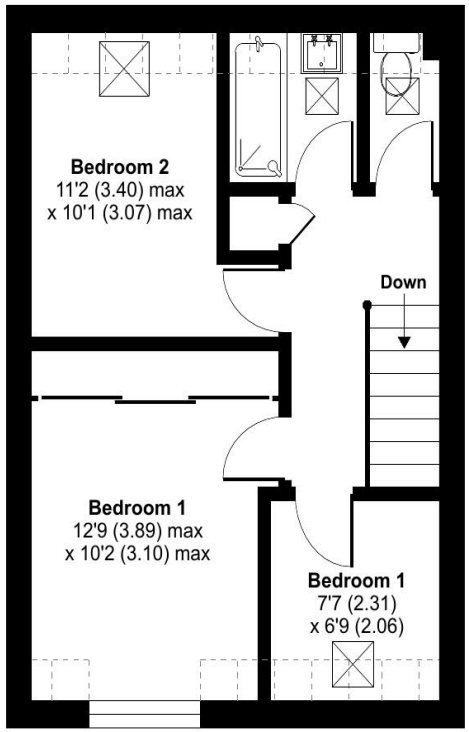


The Fieldings, Woking, Surrey, GU21

Approximate Area = 765 sq ft / 71 sq m
Limited Use Area(s) = 41 sq ft / 3.8 sq m
Total = 806 sq ft / 74.8 sq m
For identification only - Not to scale

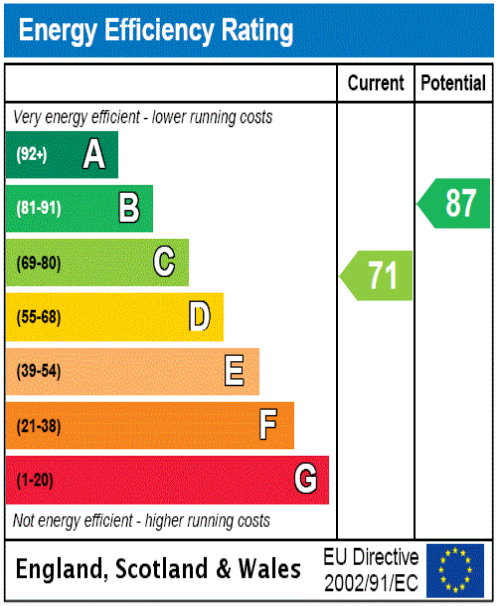


GROUND FLOOR



FIRST FLOOR

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2024. Produced for Seymours Estate Agents. REF: 1203732

Seymours



3A-3B, Commercial Way, Woking, Surrey, GU21 6XR
01483 757700 sales@seymours-woking.co.uk www.seymours-estates.co.uk

Seymours