

Arnold Road | Woking | Surrey | GU21 5JX

Seymours




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Water Dispenser

Arnold Road, Woking, Surrey, GU21 5JX

A beautifully presented two double bedroom end-of-terrace home, having undergone extensive modernisation throughout whilst retaining a wealth of charming character features. Ideally situated within easy reach of Woking town centre and mainline station, the property offers an excellent opportunity for first time buyers, young families and investors alike.

The ground floor boasts an impressive dual aspect, open plan living/dining room, enjoying an abundance of natural light and featuring original hardwood flooring and a charming fireplace, creating a warm and inviting living space. The well appointed kitchen benefits from integrated appliances and leads through to a separate utility room, providing additional storage and practicality.

To the first floor are two generously proportioned double bedrooms, with the principal bedroom benefitting from fitted wardrobes. Both bedrooms are served by a beautifully refitted family bathroom, complete with a stylish freestanding bathtub and separate shower.

Externally, the property enjoys a generously sized, enclosed rear garden, predominantly laid to lawn and offering an excellent space for outdoor entertaining. A particular highlight is the detached garden office, providing versatile additional accommodation, ideal for those working from home, a gym or occasional guest accommodation.

Further benefits include the availability of permit parking and a convenient location less than a mile from Woking town centre and mainline station, offering fast and frequent services into London Waterloo in approximately 24 minutes. The property is also within easy reach of Lion Retail Park, a selection of highly regarded schools and an abundance of local amenities.

Combining contemporary finishes with traditional charm, this is a fantastic opportunity to acquire a characterful home in a highly convenient location.

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, Halstead St. Andrew's, Greenfield, Woking High School, St Dunstan's, Hoe Valley and St John the Baptist School.

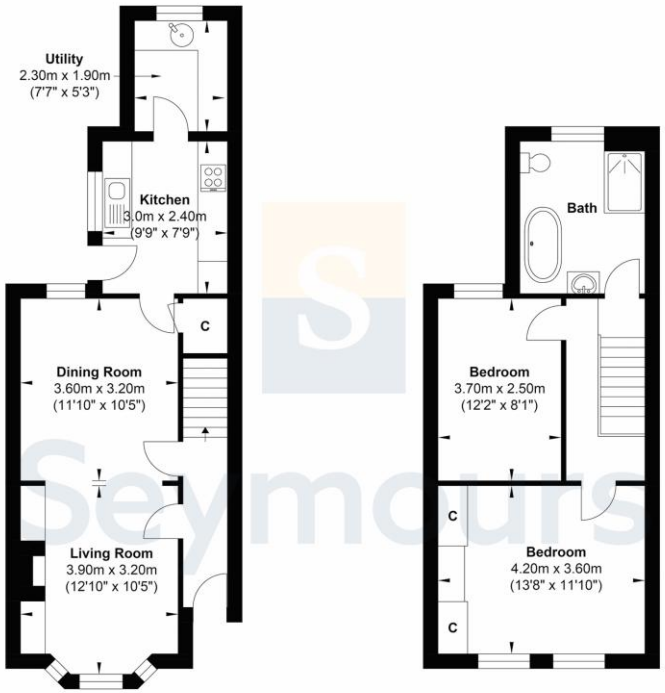







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Ground Floor **First Floor**

Gross Internal Floor Area : 823.3 m2 ... 76.5 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.

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