



7 Denly Way
Lightwater, Surrey, GU18 5UE

£199,950 Guide Price



Property details

-  2 bedrooms
-  1 baths
-  EPC Rating C
-  551 sq. ft

A well-proportioned two-bedroom first-floor apartment, situated within a gated development in the heart of Lightwater and offered to the market with no onward chain.

The accommodation centres around a particularly generous living/dining room, providing plenty of space for both seating and dining areas and enjoying excellent natural light. A separate fitted kitchen offers a good range of storage and worktop space, together with integrated cooking appliances.

There are two bedrooms, with the principal bedroom comfortably accommodating a double bed, while the second provides flexibility as a guest bedroom, nursery or home office. The accommodation is completed by the bathroom and useful storage.

The property benefits from residents' parking within the gated development and, being offered with no onward chain, would make an ideal first-time purchase, investment or downsize.

Denly Way is conveniently positioned in central Lightwater, within easy reach of the village's shops, cafés and everyday amenities.

Lightwater Country Park is also nearby, while excellent road connections via the A30 and M3 provide straightforward access towards Camberley, Guildford, London and the wider motorway network.

Council tax band: C

Local authority: Surrey Heath Borough Council

Tenure: Leasehold

Viewings

By appointment only

[01276535451](tel:01276535451) / sales@seymours-lightwater.co.uk

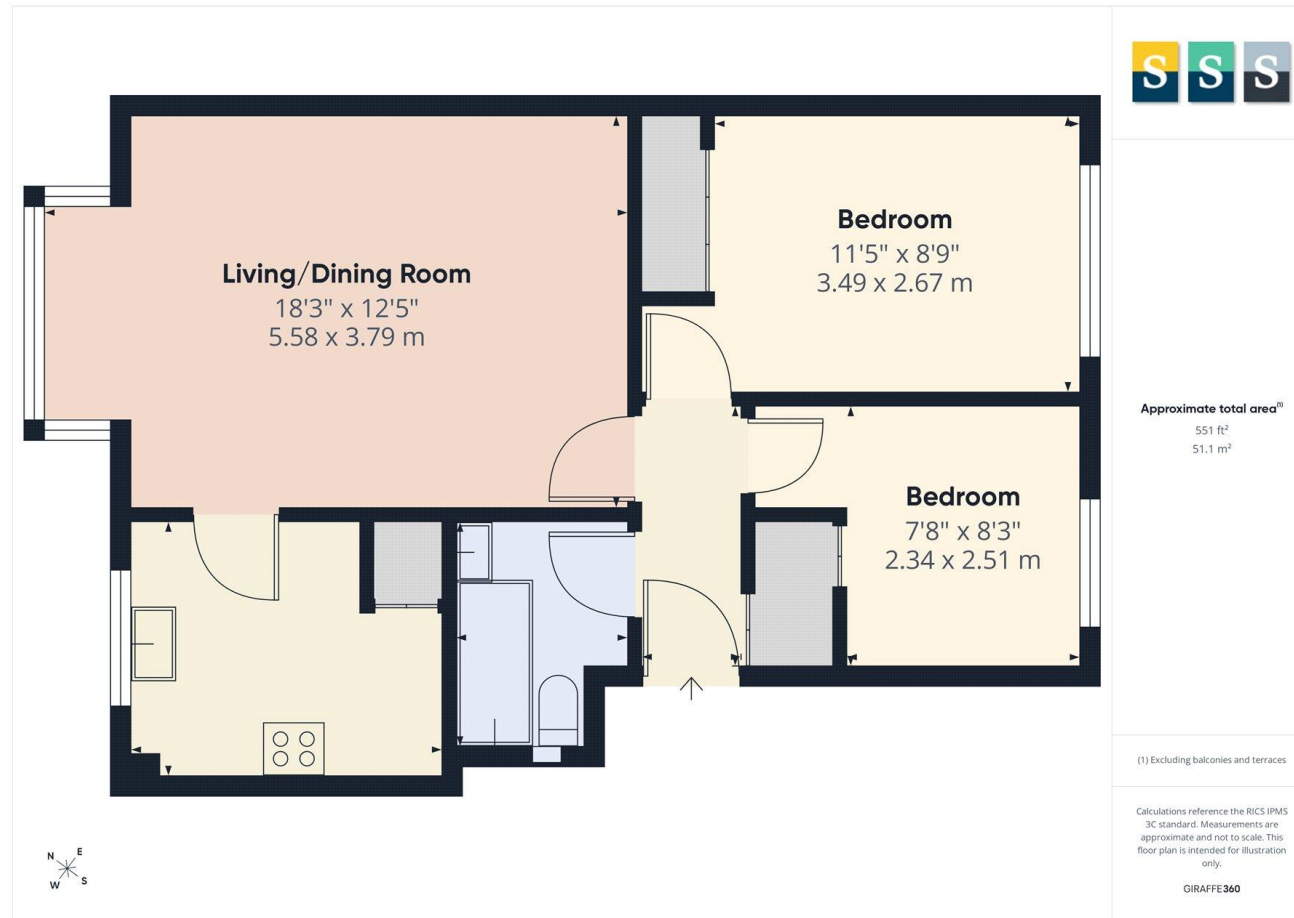


Residents parking

No onward chain



Floorplan



Lightwater office 6 The Square, Lightwater, Surrey, GU18 5SS
01276535451 / sales@seymours-lightwater.co.uk / seymours-estates.co.uk



The information contained in these Sales Particulars does not form part of any contract neither is any warranty given or implied by Seymours or their clients as to the accuracy of measurements of details stated. Every effort is made to ensure that our Sales Particulars are correct and reliable. We do not test service, systems and appliances and we are unable to verify they are in working order.