



16 Rose Meadow
West End, Woking, Surrey, GU24 9LB
£659,950 Asking Price

Property details

 3 bedrooms

 2 baths

 EPC Rating B

 1378 sq. ft

- Three Double Bedrooms
- Garage Converted to a Reception Room
- Driveway Providing Parking For Two Cars
- Downstairs Cloakroom
- Utility Room
- Potential to Extend STPP
- Ensuite to Principal Suite
- Contemporary Family Bathroom

Set within the highly sought-after Oaks Meadow development in West End, this beautifully presented three-bedroom detached family home offers spacious and versatile accommodation, with three double bedrooms, two reception rooms and further potential to extend.

The accommodation is arranged over two floors, with three generous double bedrooms found upstairs. The principal bedroom benefits from built-in wardrobes and its own en-suite shower room, while the remaining bedrooms are served by a modern family bathroom fitted with a three-piece suite comprising a bath with wall-mounted shower, wash hand basin and WC.

On the ground floor, the kitchen/breakfast room is positioned to the front of the property and has been fitted with an attractive range of Shaker-style base and eye-level units complemented by composite stone work surfaces. Integrated appliances include a double oven, induction hob, washer/dryer and dishwasher, with ample space for a dining table.

To the rear is a spacious living room providing an excellent main reception space, with a useful storage cupboard and double doors opening directly onto the garden. The former garage has also been thoughtfully converted to create an additional reception room with utility space at the rear. This versatile space would work equally well as a family room, playroom, home office or snug. A downstairs cloakroom completes the ground-floor accommodation.

Outside, the private south-westerly facing rear garden extends to approximately 45ft and provides an attractive space for both families and entertaining. To the front, a driveway provides off-street parking for two vehicles.

The property also benefits from planning permission for a loft conversion, offering buyers the opportunity to further increase the accommodation if required.

Oaks Meadow is a popular development within West End, conveniently positioned for access to local amenities and highly regarded schools, including Gordon's School and Holy Trinity. Brookwood Mainline Station is also within easy reach, providing regular services to London Waterloo, while the M3 offers convenient road links further afield.

Beautifully presented, highly versatile and offering further potential, this is an excellent family home in a popular West End location and should be viewed to be fully appreciated.

N.B Annual charges apply £297.00

Council tax band: Tax band E

Local authority: Surrey Heath Borough Council

Tenure: Freehold

Viewings

By appointment only

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For an indication of specific speeds and supply or coverage in the area for mobile phone and broadband, we recommend visiting Ofcom checker- <https://checker.ofcom.org.uk/>

Please contact the office regarding material information for this property



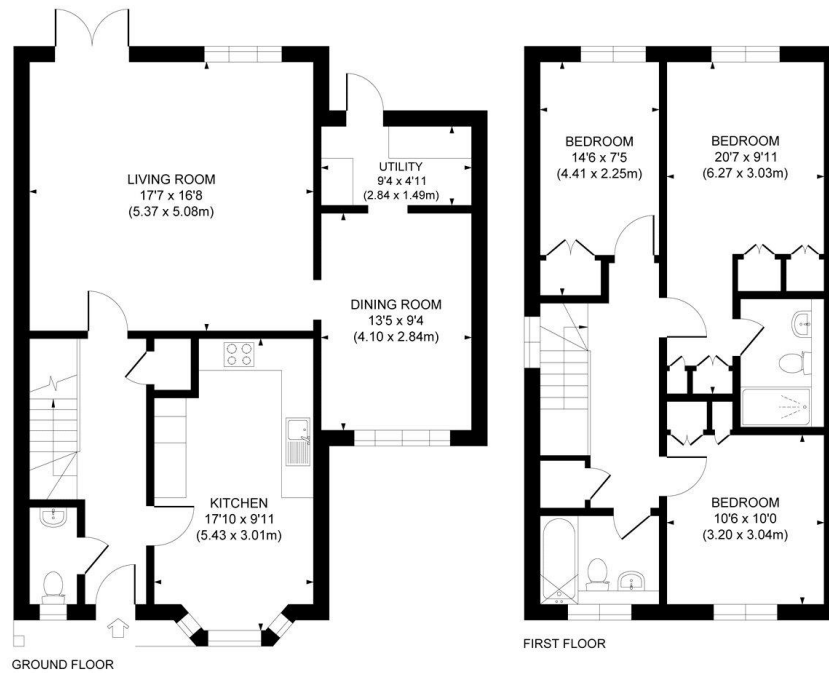
Three Double Bedrooms

Potential to Extend STPP



Floorplan

Approximate Gross Internal Area
1,378 sq. ft / 128.04 sq. m



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.



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