

Seymours

Flat 9, Aragon Court, Anchor Hill
Knaphill, Woking, Surrey, GU21 2HF

£240,000 Asking Price

Property details

- 2 bedrooms
- 2 baths
- EPC Rating D
- 758 sq. ft

- Two Double Bedrooms
- Ensuite to Master
- Allocated Parking Space
- Accessed via Security System
- Close to Amenities

A spacious and well-presented top floor apartment offering two double bedrooms and two bathrooms, making it an ideal purchase for first-time buyers or investors alike.

Situated in the heart of Knaphill Village, the property benefits from a wide range of local amenities, shops and excellent bus links providing easy access to Woking Town Centre and its mainline station with direct services to London Waterloo.

The accommodation comprises a generous living/dining room, alongside a separate kitchen fitted with a range of eye and base level units as well as an integrated oven with electric hob and space for further appliances. Both bedrooms are well-proportioned doubles, with the principal bedroom benefitting from ensuite facilities.

Additional features include useful eaves storage space, a cloakroom off the main hallway and allocated parking externally.

A fantastic opportunity that must be viewed to be fully appreciated.

Property Information:
Lease Length: 93 Years
Service Charge: £1905.00 PA
Ground Rent: £300.00 PA

Location

Knaphill village has a vibrant range of shops, pubs, restaurants and a Post Office. For more comprehensive shopping Sainsbury's superstore is approximately quarter of a mile away. For commuting, nearby Brookwood station provides a regular service direct to Waterloo, Woking and Guildford. For those who enjoy the outdoors there is Stafford Lake which is ideal for dog walking and nearby Brookwood Country Park ideal for a family stroll on a Sunday.

Council tax band: Tax band D
Local authority: Woking Borough Council
Tenure: Leasehold

Viewings

By appointment only
01483 798969 / sales@seymours-knaphill.co.uk

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





Ensuite to Master

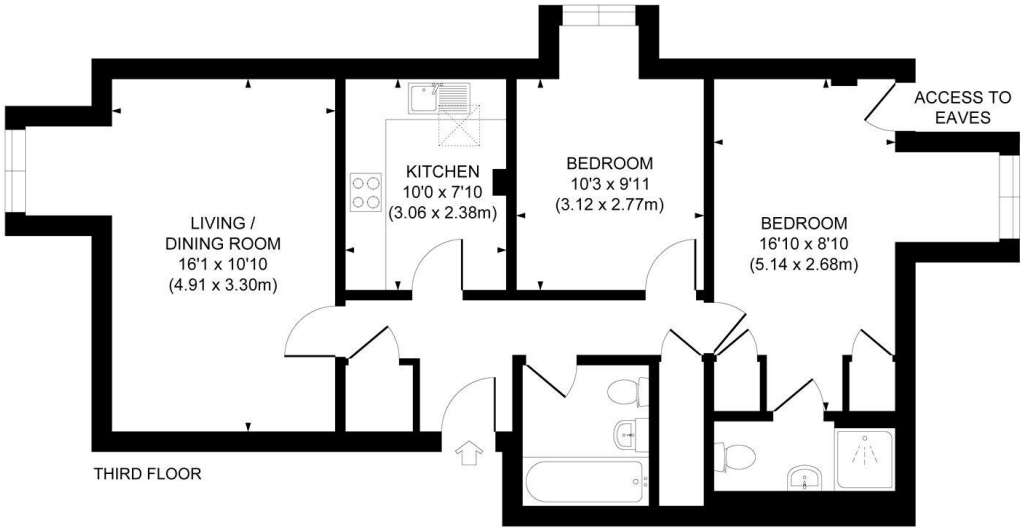
Close to Amenities





Floorplan

Approximate Gross Internal Area N
758 sq. ft / = 70.44 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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