



6 Elm Court
Knaphill, Woking, Surrey, GU21 2DP
£400,000 OIEO

Property details

-  3 bedrooms
-  1 bath
-  EPC Rating C
-  862 sq. ft

- Quiet Cul de Sac Location
- Garage in a Block With Parking in Front
- Close to Knaphill Village
- Recently Updated Family Bathroom
- Beautifully Landscaped Rear Garden
- Excellent Condition Throughout
- Recently Updated Windows

A beautifully presented and thoughtfully extended end-of-terrace family home, ideally positioned within a quiet and popular cul-de-sac, offering well-proportioned and versatile accommodation throughout. The property is conveniently located within easy reach of Knaphill village, where a range of everyday amenities, shops, cafés and local facilities can be found, while nearby bus links provide straightforward access into Woking town centre and the surrounding areas.

The accommodation is particularly well suited to modern family living and benefits from a generous rear extension, creating a larger and more practical living space on the ground floor. There are three bedrooms upstairs, with two offering excellent proportions and comfortably accommodating double beds. The bedrooms are served by a recently updated family bathroom, which has been fitted with a contemporary suite comprising a bath, wash hand basin and WC.

On the ground floor, the front-aspect living room provides a comfortable and welcoming principal reception room, with the layout flowing through into the extended rear-aspect dining area. The additional space created by the extension makes this an excellent area for both everyday family life and entertaining, with plenty of room for a dining table and further furniture.

The adjoining kitchen has also benefited from the extension, creating a larger and more practical kitchen space. It is fitted with a range of base and eye-level units, providing a good level of storage and preparation space, while the position at the rear of the property allows for views and access towards the garden.

Outside, the rear garden has been landscaped with ease of maintenance in mind and is predominantly laid with artificial grass, providing a clean and usable outdoor space throughout the year. The garden also benefits from a rear gate providing convenient access to the garage, which is situated within a nearby block and has parking available directly in front.

Overall, this is an excellent opportunity to acquire a well-presented and extended family home in a peaceful residential setting, while still being conveniently positioned for Knaphill village, local amenities, transport links and Woking town centre. The combination of the additional living space, three bedrooms, updated bathroom, low-maintenance garden and garage with parking makes this a particularly appealing home for a wide range of buyers.

Council tax band: Tax band D

Local authority: Woking Borough Council

Tenure: Freehold

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



Beautifully Landscaped
Rear Garden

Garage in a Block



Floorplan

Approximate Gross Internal Area

Main House 862 sq. ft / 80.10 sq. m

Garage 140 sq. ft / 12.98 sq. m

Total 1,001 sq. ft / 93.08 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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