

Seymours

# Woodside
# Walton On Thames, Surrey, KT12 1HT

£375,000 Asking Price

## Property details

- 2 bedrooms
- 1 bath
- EPC Rating B
- 951 sq. ft
- 0.7 miles – Walton

- Spacious two double bedroom first-floor apartment
- Bright open-plan lounge/diner and large double-aspect window
- Modern white kitchen with quartz work surfaces and integrated appliances
- Two generous double bedrooms with fitted wardrobes
- Modern tiled bathroom with bath and shower and separate WC
- Wooden flooring throughout
- Garage in nearby block, residents' parking, communal gardens and entry phone system
- Close to Walton-on-Thames town centre and Walton mainline station plus easy access to riverside walks
- Close to highly regarded schools
- Share of Freehold
- No Gound Rent
- Approx 944 years left on lease
- Annual Service Charge: £2,147 per annum

A spacious and well-appointed two double bedroom first-floor apartment with A SHARE OF THE FREEHOLD ideally positioned in the popular Woodside development, just moments from Walton-on-Thames town centre and within easy reach of Walton mainline station.

Offering generous proportions and a contemporary finish throughout, this attractive apartment is ideally suited to professionals, couples or those looking for a comfortable home in a highly convenient location.

The impressive open-plan lounge/dining room provides a bright and sociable living space, enhanced by a large double-aspect window that floods the room with natural light. The modern white kitchen is stylishly appointed with sleek white quartz work surfaces, integrated appliances and excellent cupboard storage.

There are two generous double bedrooms, both benefiting from fitted wardrobes, providing ample storage without compromising on space. The accommodation is completed by a modern tiled bathroom with bath and shower, together with a separate WC.

Further benefits include wooden flooring throughout, residents' parking, a secure entry phone system and access to attractive communal gardens. The property also comes with a garage situated in a nearby block, providing valuable additional storage and parking and with it's enviable position close to the heart of Walton-on-Thames, placing an excellent range of shops, cafés, restaurants and everyday amenities within easy reach.

Walton's vibrant town centre offers a convenient blend of high-street favourites and independent establishments.

The property is also ideally placed for enjoying the River Thames, with attractive riverside walks and open spaces nearby — perfect for those who enjoy getting outdoors.

For commuters, Walton-on-Thames mainline station provides regular services towards London Waterloo, while the surrounding road network offers convenient access to the A3 and M25.

The area is also well regarded for its selection of highly regarded schools, adding further appeal for buyers looking for a well-connected home in a popular Surrey location.

**Location - Transport Links**
Walton-on-Thames – 0.7 miles

**Schooling Facilities**
Primary
Ashley CofE Aided Primary School
Walton Oak Primary School
Cleves School

Secondary
Halliford School
Three Rivers Academy
Heathside Secondary

**Council tax band:** Tax band D
**Local authority:** Elmbridge Borough Council
**Tenure:** Leasehold





In prime location to the town centre, The River Thames and mainline station

Two double bedroom spacious apartment

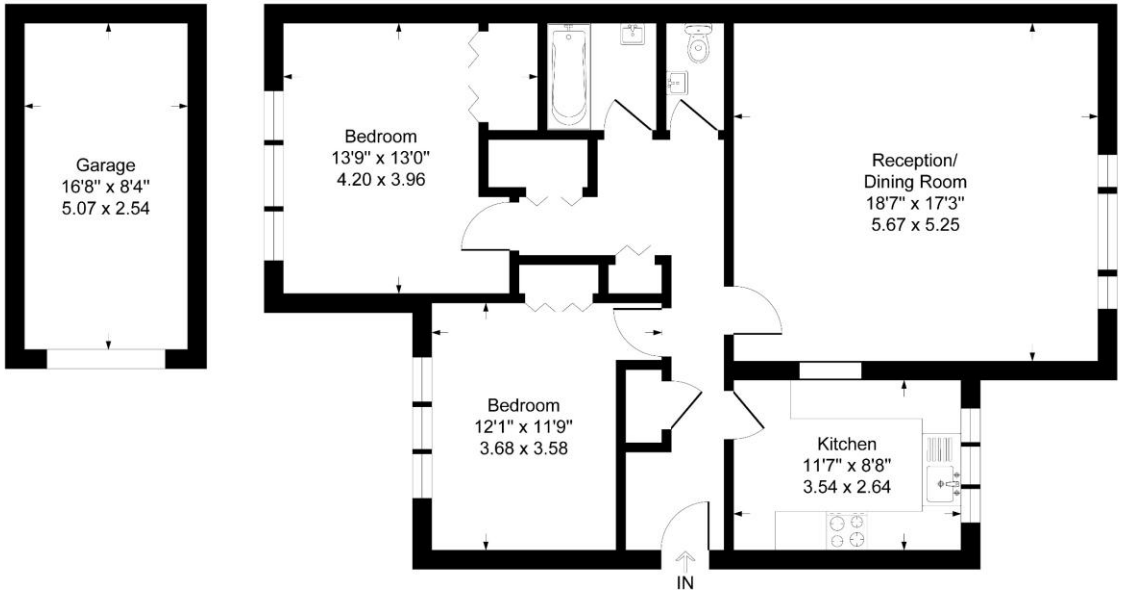




## Floorplan

# Woodside, Ashley Road, Walton, KT12

**Approximate Gross Internal Area = 951 sq ft - 88 sq m**
**Garage Area = 139 sq ft - 13 sq m**
**Total = 1090 sq ft - 101 sq m**




**Garage** **First Floor**

This floorplan is for guidance only and does not form part of an offer or contract.
Buyers or tenants should verify all details through inspection, searches, and surveys.
Measurements are approximate and should not be relied upon for valuation or transactions.
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