



10 Acer Drive
West End, Woking, Surrey, GU24 9XH
£599,950 Asking Price

Property details

 3 bedrooms

 2 baths

 EPC Rating E

 1230 sq. ft

- Detached Family Home
- Three Double Bedrooms
- Ensuite to Master
- Two Reception Rooms
- Well Equipped Kitchen
- Private Rear Garden
- Close to Local Amenities

A beautifully presented detached family home, ideally positioned within a quiet cul-de-sac on the popular Nursery Green development in West End, approximately 845m from the highly regarded Gordon's School. Originally built as a four-bedroom home, the property has been converted to provide three spacious double bedrooms and could easily be converted back to its original four-bedroom layout, offering excellent flexibility for a growing family. Offered to the market with no onward chain, the property has been exceptionally well cared for and is presented in excellent condition throughout.

The accommodation is particularly well proportioned, with three generous double bedrooms on the first floor. The principal bedroom is impressive in size and benefits from a dedicated dressing area and a recently updated ensuite bathroom. The remaining bedrooms are served by a beautifully appointed family bathroom, which has also been recently updated and features a contemporary walk-in shower, wash hand basin and WC. Both bathrooms are finished to an immaculate standard.

On the ground floor, the front aspect dining room provides a versatile space for family dining and entertaining, with plenty of room for a large dining table and additional furniture. The kitchen is positioned towards the rear of the property and is fitted with a good range of base and eye-level units, complemented by an integrated fridge freezer, washing machine and dishwasher, together with space for further appliances. There is ample work surface and storage, making this a practical family kitchen.

The spacious living room is also positioned towards the rear and provides a comfortable main reception room. A feature fireplace creates an attractive focal point, while sliding doors open directly onto the rear garden, allowing plenty of natural light into the room and providing a seamless connection between the inside and outside spaces. A downstairs cloakroom completes the accommodation on offer.

The current three-bedroom configuration provides particularly generous bedroom accommodation; however, the property's original four-bedroom layout means there is clear potential for the new owners to reinstate the fourth bedroom should they require additional accommodation. This flexibility makes the property equally suited to families looking for larger bedrooms now or those who may require an additional bedroom, study or home office in the future.

Outside, the rear garden offers a good degree of privacy and provides a pleasant and secluded space for outdoor entertaining and relaxation. The garden is predominantly laid to patio, creating a low-maintenance outside space with ample room for garden furniture, while mature boundaries provide privacy.

To the front of the property is a private driveway providing off-road parking for two vehicles, with the remainder of the frontage adding to the property's attractive approach.

The location is a particular highlight, with the property tucked away within a peaceful cul-de-sac while remaining conveniently placed for West End village and its range of local amenities, including shops, schools and everyday conveniences. Gordon's School is approximately 845m away.

With its detached layout, generous accommodation, recently updated bathrooms, private rear garden, parking for two vehicles, excellent presentation and the added flexibility to revert to four bedrooms, this is a superb family home in a highly sought-after West End location. The absence of an onward chain further enhances its appeal and allows for a potentially straightforward purchase.

Council tax band: Tax band F

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

No Onward Chain



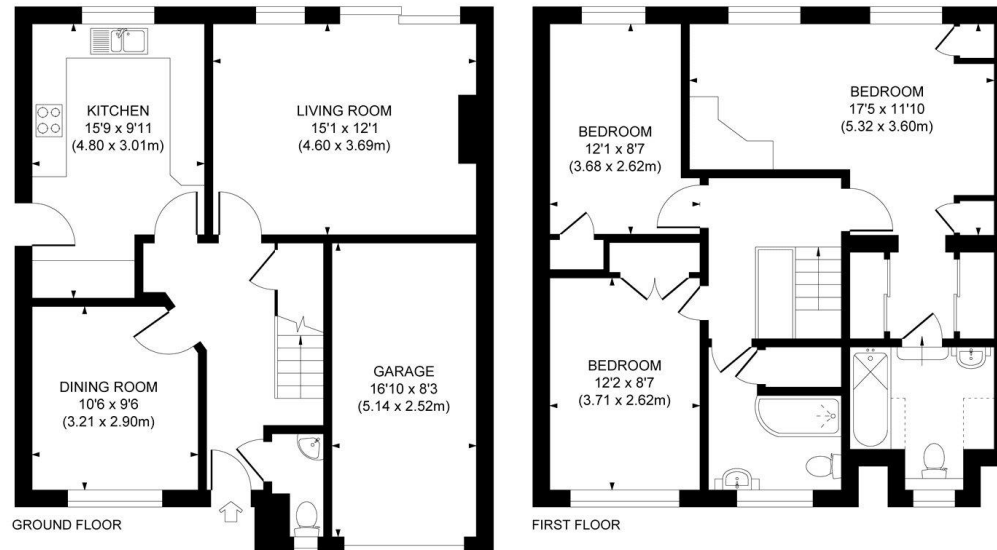
Floorplan

Approximate Gross Internal Area

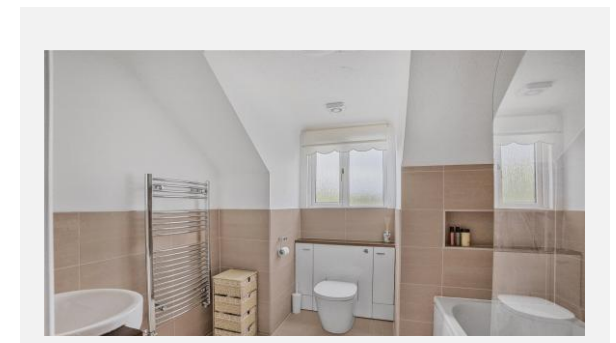
Main House 1,230 sq. ft / 114.27 sq. m

Garage 139 sq. ft / 12.95 sq. m

Total Area 1,369 sq. ft / 127.22 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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