



Property details

-  2 bedrooms
-  1 bath
-  EPC Rating B
-  733 sq. ft

- Top Floor Apartment
- Walking Distance to Brookwood Station
- Building Accessed via Security System
- One Allocated Parking Space
- Lease of 115 Years
- Two Double Bedrooms

Well-presented top floor apartment situated within the popular Brookwood Farm development in Knaphill, ideally located close to the village and Brookwood Station.

Offered in excellent condition throughout, this attractive apartment is positioned on the top floor of the building and benefits from well-maintained communal areas and secure entry via a video/security entry system.

The accommodation comprises two well-proportioned double bedrooms, along with a spacious open-plan living area incorporating a living room, dining space and modern fitted kitchen. The kitchen is fitted with a range of base and eye-level units, integrated oven with gas hob, and integrated fridge freezer, making this a practical and sociable space.

The property further benefits from a well-appointed bathroom, one allocated parking space and a lease of approximately 115 years remaining.

Brookwood Farm is a popular development, conveniently positioned for access to Knaphill village, which offers a wide range of shops, cafés, restaurants and everyday amenities. Brookwood Station is also within easy reach, providing a direct mainline service to London Waterloo, making this an ideal choice for commuters.

An excellent opportunity for first-time buyers, investors or those looking for a well-maintained home in a convenient and sought-after location.

Property Information

Lease: 115years
Service Charge: £1863.72pa
Ground Rent: £100.00pa
Rent for 60% share: £366.47pcm

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



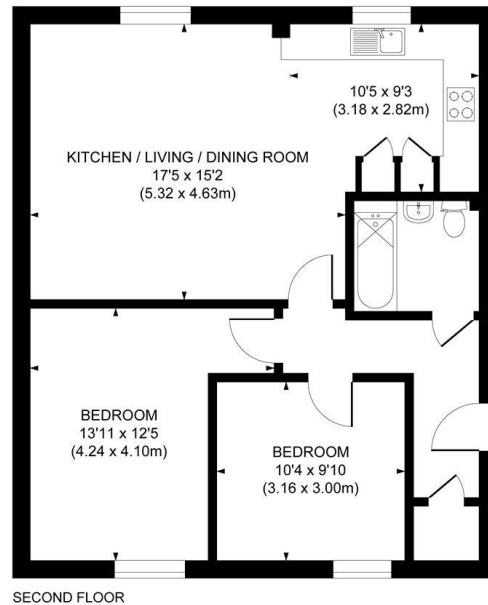
Two Double Bedrooms

Top Floor Apartment

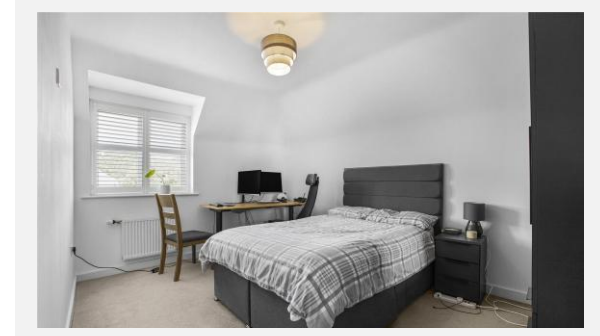


Floorplan

Approximate Gross Internal Area
733 sq. ft / 68.10 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.



Knaphill office 25 High Street, Knaphill, GU21 2PP
01483 798969 / sales@seymours-knaphill.co.uk / seymours-estates.co.uk

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