



Seymours



Heathside Road Woking

£300,000 Guide Price

Arrange a viewing: 01483 757700

Property details

-  2 bedrooms
-  1 bathroom
-  EPC Rating C
-  715 sq. ft
-  Woking Train Station
- Two Double Bedrooms
- Built-In Wardrobe To Master Bedroom
- Living/Dining Room Approx. 15'
- Allocated Parking Space With Storage Cupboard
- Underground Parking
- Secure Gate Entry System & Lift Access

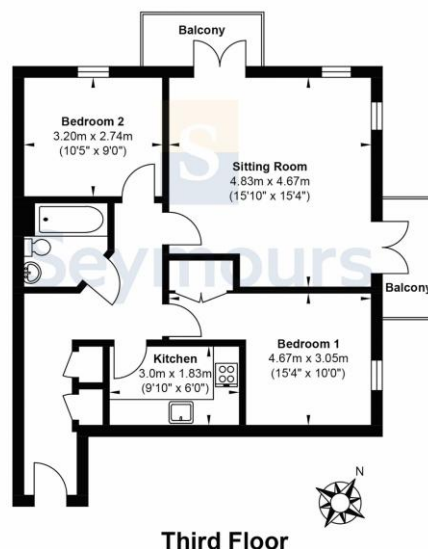
Abingdon Court is a highly sought after development, ideally positioned just a stone's throw from Woking town centre, mainline station and Woking Park. Having undergone an extensive programme of high quality improvements, with no expense spared, this immaculately presented apartment offers a true turnkey opportunity, allowing an incoming purchaser to move straight in without the need to lift a finger.

Occupying a desirable top floor position, this particular apartment benefits from the rare advantage of higher than normal ceilings, two generously sized private balconies, both enjoying an excellent degree of seclusion and a delightful leafy outlook. Surrounded by mature trees, the balconies provide a peaceful, almost woodland like setting, creating a wonderful sense of privacy despite the property's convenient central location.

The extensive improvements include a beautifully designed bespoke kitchen, featuring ceiling height cabinetry, a range of integrated NEFF appliances, Slide&Hide oven and an instant boiling water tap. The bathroom has been equally well considered, having been completely refurbished to an exceptional standard, featuring a luxurious walk-in shower, bespoke fittings and an LED mirror. Further enhancements include stylish Karndean flooring, which flows seamlessly from the spacious entrance hall through to the generously proportioned, dual-aspect living/dining room.



Woking has a thriving town centre offering extensive shopping, dining and leisure facilities including The New Victoria Theatre & Cinema, and the Lightbox Gallery. For golfers there is a choice of clubs including, Woking Golf Club (one of the oldest in the U.K. founded in 1893), Westhill, Hoebridge, Worplesdon, Chobham and Foxhills (including spa and hotel). Both the Basingstoke Canal and the River Wey are close by for walking, cycling and fishing (permit required), whilst nearby Chobham Common is a National Nature Reserve.



Third Floor

Gross Internal Floor Area : 66.0 m2 ... 715.0 ft2

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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