

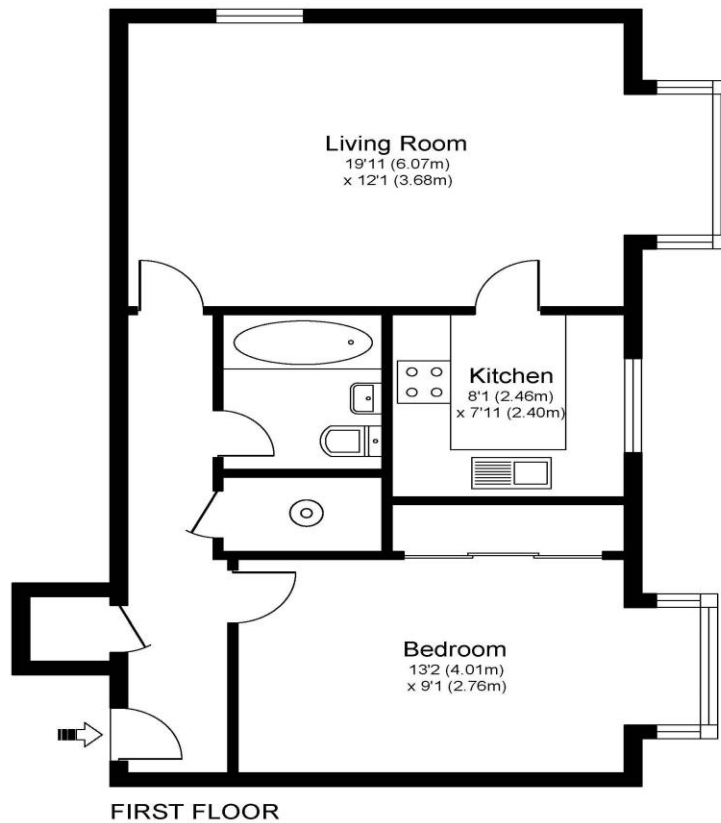


6 Moorlands Ashley Park Road Walton-On-Thames Surrey KT12 1SG

£265,000



MOORLANDS, WALTON ON THAMES, KT12



Approximate Gross Internal Floor Area: 54 m sq / 580 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatements. These plans are not to scale and are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

For sale with no onward chain, a spacious one-bedroom first floor flat situated within a popular development close to Walton mainline station. Also benefiting from a Share of Freehold. The flat gets lots of natural light throughout and benefits from double glazed windows and gas central heating. The living room is a great size and allows for both lounge and dining space. The kitchen is offset and has a good amount of cupboard and work-surface space. The bedroom is a large double room with fitted wardrobes. There is plenty of storage space with numerous cupboards in the hallway. Moorlands is a well-maintained development which has a share of freehold and a long lease of 900+ years. There is residents parking and a secure entry system. The location is fantastic for the commuter with Walton train station on your doorstep with its fast trains into London Waterloo. You also have Walton High Street and the halfway shops within proximity, and the popular Ashley Park Hotel close by. Offered for sale with no onward chain. EPC Rating C.



AGENTS NOTES: These details do not constitute any part of an offer or contract. In issuing them we do not have any authority to give any warranty or representation whatsoever in respect of this property. These details are provided without any responsibility on our part or the part of the vendors. No statements in these details are to be relied upon as representations of fact and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained therein.

Equipment: We have not tested the equipment or central heating system mentioned in these particulars and purchasers are advised to satisfy themselves as to their working order and condition.

Measurements: Great care is taken when measuring but measurements should not be relied upon for ordering carpets, equipment, etc.