



**GREGORY BROWN**  
RESIDENTIAL SALES & LETTINGS

£285,000 Share of Freehold  
**FOR SALE**



## **8 Lazare Court Gresham Road, Surrey, STAINES-UPON- THAMES, TW18 2BY**

SPACIOUS AND WELL PRESENTED TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT SITUATED IN THIS SOUGHT AFTER CHARACTERFUL BUILDING IDEALLY LOCATED WITHIN MOMENTS OF STAINES TOWN CENTRE & MAINLINE TRAIN STATION. The property benefits from a spacious lounge/diner, separate modern fitted kitchen, two double bedrooms, modern white bathroom suite, extensive residents parking and a share of freehold. No Onward Chain. Viewings Highly Recommended!

**Gregory Brown**

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## ROOM DESCRIPTIONS

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### **Communal Entrance**

With security-entry system, stairs to first floor.

## **First Floor**

### **Entrance Hall**

With hardwood front door, light and power power points, security-entry phone, doors to:

### **Lounge/Diner**

Twin front aspect double glazed windows, light and power points, radiator.



### **Kitchen**

Side aspect double glazed window, range of fitted units at eye and base level, laminate roll edged worktops, sink drainer unit, wall mounted gas boiler, built-in oven and hob with extractor over, space for washing machine and fridge. Light and power points, partly tiled walls.



### **Bedroom 1**

Rear aspect double glazed window, light and power points, radiator, range of built-in wardrobes.



### **Bedroom 2**

Rear aspect double glazed window, light and power points, radiator.



## ROOM DESCRIPTIONS

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### **Bathroom**

Side aspect double glazed window, white three piece bathroom suite comprising panel enclosed bath with shower over, low level W.C and pedestal wash hand basin. Partly tiled walls, light point.



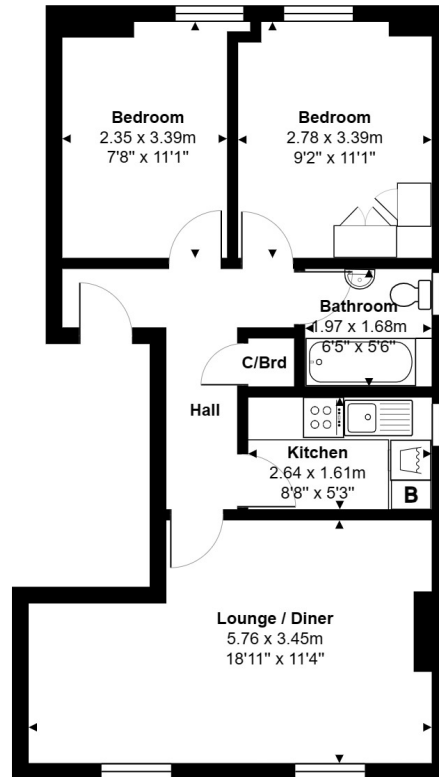
### **Outside**

#### **Communal Grounds & Parking**

Well maintained grounds, bin storage & extensive parking areas.



# FLOORPLAN



## Ground Floor

Total Area: 51.7 m<sup>2</sup> ... 556 ft<sup>2</sup>

All measurements are approximate and for display purposes only.