



15 Turnville Close, LIGHTWATER, Surrey GU18 5UA

OFFERS IN EXCESS OF £500,000

NO ONWARD CHAIN

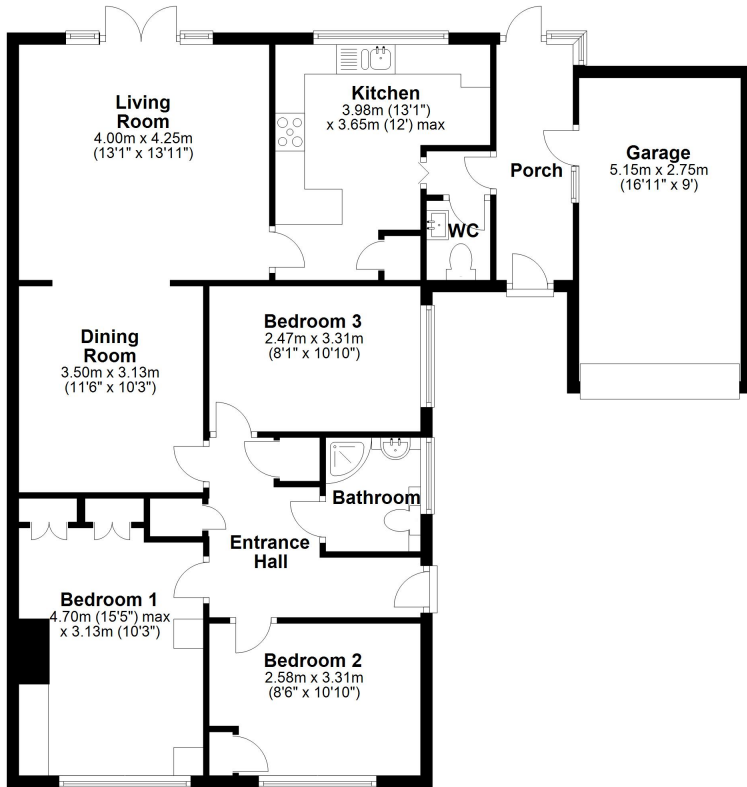
Jigsaw Estates are proud to offer this extended semi detached bungalow situated in a quiet spot at the end of a cul-de-sac within the popular Surrey village of Lightwater. Accommodation comprises of three bedrooms, all with built in wardrobes, a refitted shower room, cloakroom, dining room with an archway flowing into the extension which provides a lovely living room with a door onto the garden and then leads into the kitchen/breakfast room. This in turn leads onto a lean-to area connecting the kitchen to the garage and giving access to both the driveway and rear garden. The garden is larger than average because previously a portion of next door's garden was sold to this property and therefore is now L-shaped. There are various sheds and a pond and part of it was formerly used as a vegetable patch. The driveway provides parking and leads to the single garage which has an electric roller door.

Council Tax - Surrey Heath Borough - Band E



- **** NO ONWARD CHAIN ****
- EXTENDED
- REFITTED SHOWER ROOM & SEPARATE CLOAKROOM
- DINING ROOM
- LARGER THAN AVERAGE L-SHAPED GARDEN
- SEMI DETACHED BUNGALOW
- THREE BEDROOMS
- REAR ASPECT LIVING ROOM
- KITCHEN/BREAKFAST ROOM
- GARAGE WITH ELECTRIC ROLLER DOOR AND DRIVEWAY PARKING

Ground Floor
Approx. 109.4 sq. metres (1177.3 sq. feet)



Total area: approx. 109.4 sq. metres (1177.3 sq. feet)

Floorplan is for illustration purposes only. All measurements are approximate and should be verified. Total Floor Area includes any garages, outhouses or ancillary buildings shown on the floorplan.
EPC and Floorplan produced by WWW.G-Whis.net
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	73	80
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

