



Pevensey Way, FRIMLEY, Surrey GU16 9YJ

PRICE £475,000 Freehold

OFFERED FOR SALE WITH NO ONWARD CHAIN Jigsaw Estates are proud to present to the market this link detached family home situated within walking distance of a number of local schools on the extremely popular Paddock Hill development in Frimley.

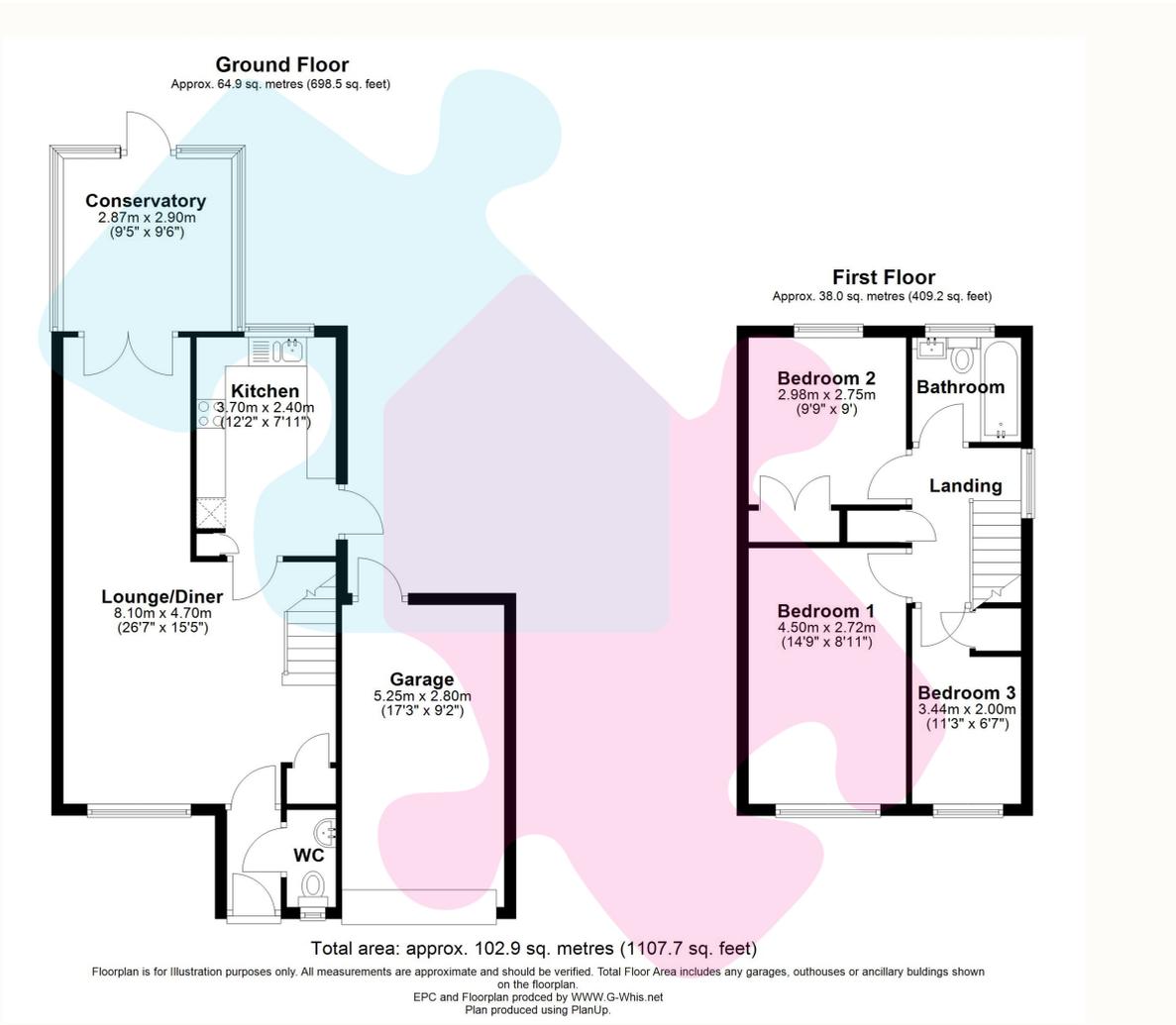
The current owners have maintained and updated the property to a high standard and accommodation comprises three bedrooms, a spacious lounge/diner and a refurbished kitchen. Further benefits include a UPVC conservatory, re-fitted family bathroom, entrance lobby and downstairs W.C.

Outside to the rear there is a secluded garden with patio area. There is storage for bins and a garden shed to the side of the property as well as access to the single garage which has light and power. Immediately in front of the property there is parking for at least two cars.

Just a short walk from the house you will find the local Tesco Express for your day to day needs. Larger supermarkets in the area include Waitrose Frimley and Sainsbury's Watchmoor Park. The local schools nearby include: Sandringham; St. Augustine's; Frimley CofE; Ravenscote; The Grove and Tomlinscote. The property is close to St. Catherine's Wood that offers acres of walking". You will also find Frimley Green Rec and playpark and Frimley Lodge Park close by.



- NO ONWARD CHAIN!
- THREE BEDROOMS
- LOUNGE/DINER
- PRIVATE REAR GARDEN
- CLOSE TO LOCAL SCHOOLS
- PADDOCK HILL
- REFURBISHED KITCHEN
- CONSERVATORY
- GARAGE AND DRIVEWAY
- CLOSE TO LOCAL AMENITIES



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	75
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

