



16 Albert Road, BAGSHOT, Surrey GU19 5QJ

£350,000 Freehold

Jigsaw Estates are pleased to present to the market this well presented end of terrace property, situated in a quiet cul-de-sac position on the popular Connaught Park development in Bagshot.

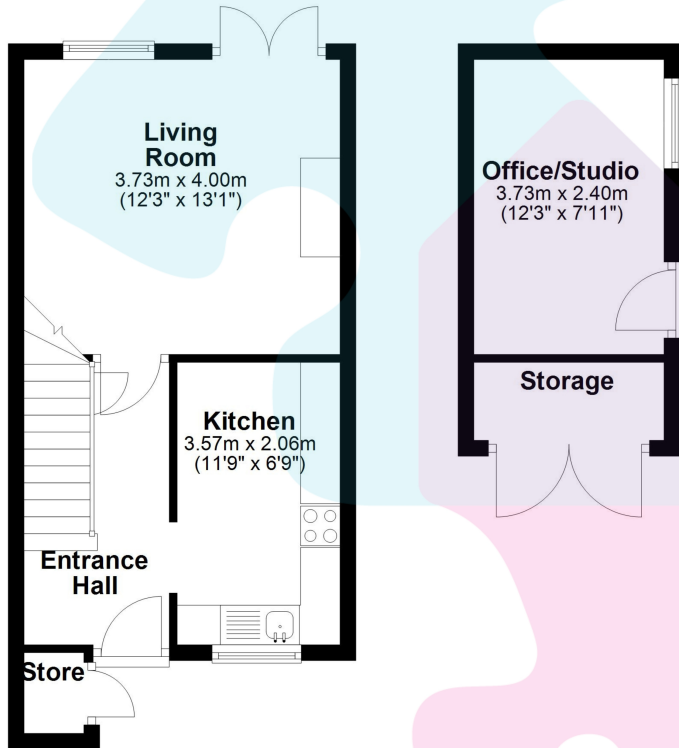
Accommodation comprises two double bedrooms, a spacious lounge/diner with feature fireplace and kitchen/breakfast room. Further benefits include a family bathroom, Upvc double glazing and gas central heating. Outside to the rear there is a mature garden which is mainly laid to lawn with seating areas at both ends as well as side access. The garage can be found in the adjacent block. The current owners have part converted the rear of the garage into a work/office space with double glazed window and side access. Communal parking is located in the bays directly in front and opposite the property.

Bagshot is conveniently situated to offer easy access to junction 3 of the M3 as well as having a train station nearby. Bagshot village offers an array of cafes and pubs and for shopping there is a Co-op supermarket in the village centre and a Waitrose further up the A30. For dog owners and keen walkers you have Swinley Forest which offers hundreds of acres of woodland and heathland walks stretching all



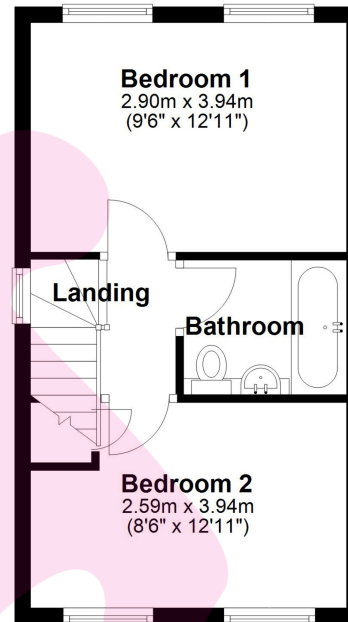
Ground Floor

Approx. 42.0 sq. metres (451.9 sq. feet)



First Floor

Approx. 29.6 sq. metres (318.2 sq. feet)



Total area: approx. 71.5 sq. metres (770.1 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.

- TWO DOUBLE BEDROOMS
- GENEROUS LOUNGE/DINER
- GAS CENTRAL HEATING
- MATURE REAR GARDEN
- CLOSE TO LOCAL AMENITIES

- END OF TERRACE
- KITCHEN/BREAKFAST ROOM
- GARAGE (PART CONVERTED) IN BLOCK
- CUL-DE-SAC LOCATION
- EXCELLENT TRANSPORT LINKS NEARBY

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	62	77
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

