



Portesbery Road, CAMBERLEY, Surrey GU15 3TF

PRICE £400,000 Share of Freehold

A graceful balance of Victorian heritage and modern living Jigsaw Estates are proud to present to the market this beautifully presented, luxury conversion apartment, nestled within mature grounds and situated within a stones throw of Camberley town centre.

Built in 1886, Cranmer Lodge was originally a stately home and was converted into apartments in 1962 by a local builder and has remained as such ever since. The apartments were carefully designed to preserve the home's original period features and architectural character.

The elegant and bright entrance hall with large windows overlooking the grounds provides access to the accommodation which comprises two large double bedrooms (with the second currently being used as a dining room), a beautiful formal living room with a large bay window with seating and feature fireplace, a kitchen and family bathroom. There are a number of period and character features including fireplaces in both bedrooms, another large bay window to the principle bedroom and original wood floorboards. The property is gas centrally heated and the windows have been sympathetically replaced with sash effect double glazing. Outside there is parking for approximately two cars (depending on size) and each apartment uses an area of the communal grounds. Although not an official area of land on the title this apartment has made particular good use of the outside space and created a little haven with seating and BBQ areas. This garden area is officially still classed as communal and not privately owned.

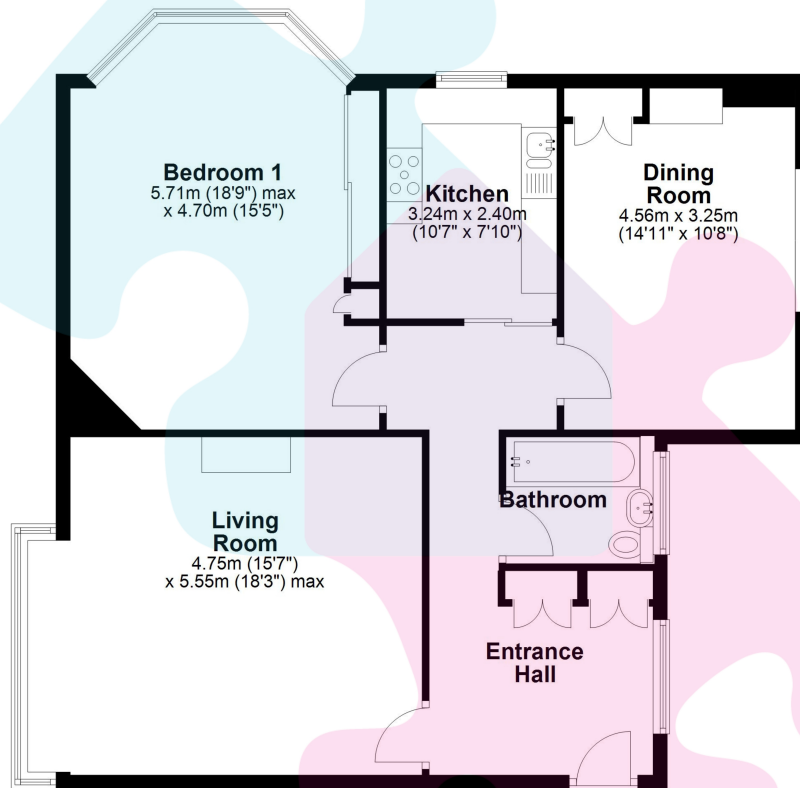
Camberley town centre is less than 20 minutes walk away and offers a wealth of restaurants, cafe's, bars and pubs as well as a multiplex Vue cinema and bowling complex. There is also the state of the art 'Places' Leisure centre and Camberley train station all on your doorstep. For those keen on outdoor space Barossa Common is just up the road with hundreds of acres of woodland walks stretching all the way into



- A BEAUTIFULLY PRESENTED CONVERSION APARTMENT
- LEASE OF 125 YEARS FROM 2008
- TOWN CENTRE LOCATION
- TWO DOUBLE BEDROOMS
- COMMUNAL GARDEN
- PERIOD FEATURES THROUGHOUT
- TRAIN STATION NEARBY
- SHARE OF FREEHOLD
- SERVICE CHARGE £966 P/A (PAID MONTHLY)
- ORIGINALLY BUILT IN 1886
- LARGE RECEPTION ROOM WITH BAY WINDOW
- PARKING
- CLOSE TO GREEN SPACES

First Floor

Approx. 92.1 sq. metres (991.5 sq. feet)



Total area: approx. 92.1 sq. metres (991.5 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.

