



Gordon Avenue, CAMBERLEY, Surrey GU15 2NT

PRICE £700,000 Freehold

Jigsaw Estates are incredibly proud to present to the market this stunning Victorian semi detached home situated within walking distance of Camberley town centre, train station and some excellent local schools including Crawley Ridge.

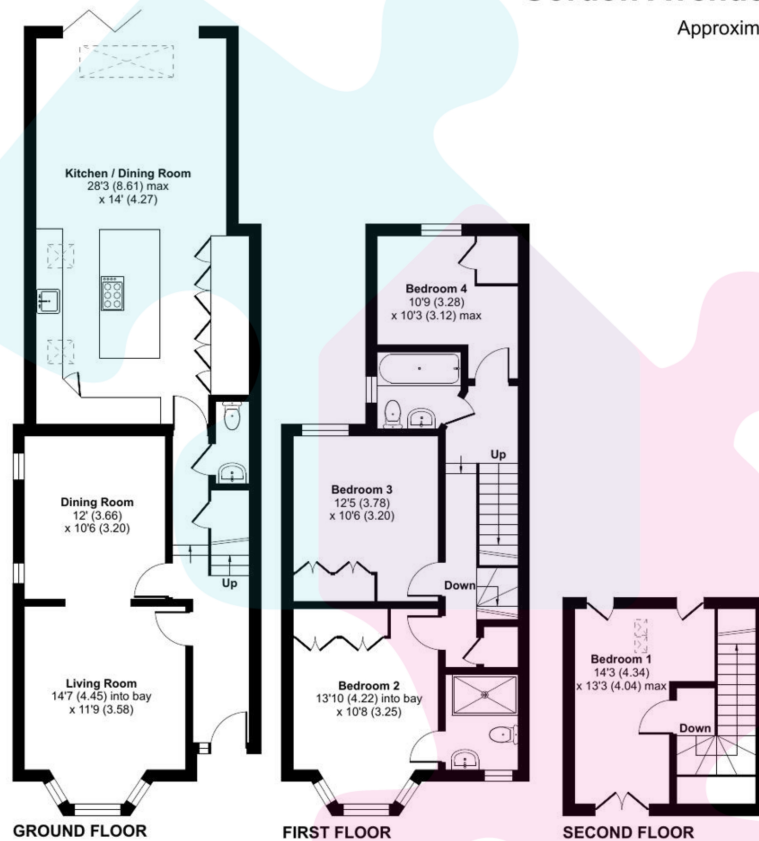
The current owners have spared no expense in sympathetically renovating the property from top to bottom whilst also maintaining the charm and character of the house. You are greeted with a welcoming entrance hall with ornate coricing and high ceilings with access into the formal living room, dining room and Kitchen/breakfast room. The living room houses a log burner and boasts a large bay window. The living room gives access into the spacious dining room. The star of the show has to be the simply stunning open plan kitchen/breakfast/family area which leads directly onto the garden. There are vaulted ceilings, bi-fold doors across the whole back wall and a gorgeous central kitchen island seating area. There is no lack of storage with pantry cupboards and ample fitted units as well as fully integrated appliances.

There are four bedrooms in total. On the first floor there are three generous bedrooms including the principle bedroom with a re-fitted en-suite shower room and another feature bay window. The family bathroom is also updated to a high standard and on the second floor you will find another double bedroom with velux skylight windows. There is an option to extend further and add another en-suite to this bedroom (subject to the correct planning permissions being obtained).

Outside to the rear is a secluded garden with a raised patio area offering ample space for entertaining and seating. The steps lead down to the remainder of the garden which is well maintained and mainly laid to lawn. To the front there is a gated driveway providing parking for one large car and access to the rear via a side gate.

Viewings are highly recommended for this stunning home!





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Approximate Area = 1603 sq ft / 148.9 sq m

For identification only - Not to scale

- BEAUTIFULLY PRESENTED VICTORIAN HOME
- STUNNING OPEN PLAN KITCHEN/BREAKFAST/ FAMILY ROOM
- SPACIOUS DINING ROOM
- RE-FITTED BATHROOM AND EN-SUITE SHOWER ROOM
- GATED DRIVEWAY
- CLOSE TO TRAIN STATION AND LOCAL SCHOOLS

- SYMPATHETICALLY RENOVATED THROUGHOUT
- LIVING ROOM WITH LOG BURNER
- FOUR GENEROUS BEDROOMS
- SECLUDED GARDEN WITH LARGE PATIO AREA
- TOWN CENTRE LOCATION

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		78
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC



Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and no responsibility is taken for any error or mis-statement. The plan is for illustrative purposes only.