



Waverley Drive, CAMBERLEY, Surrey GU15 2DL

PRICE £900,000 Freehold

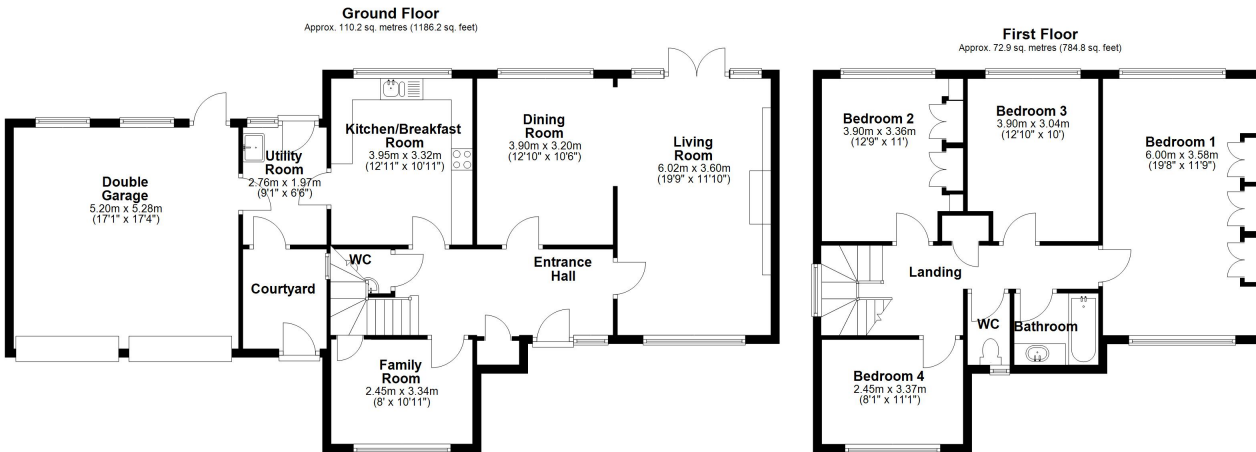
*** NO ONWARD CHAIN***

Jigsaw Estates are pleased to offer this 'Eden' built detached family home, occupying a plot of approx 0.25 acre in one of Camberley's finest residential roads. The property is on a south facing plot and although it requires modernisation, it has been extremely well maintained and offers a blank canvas to update to your own style and with the potential to extend it considerably, subject to the usual permissions.

In terms of accommodation there are four decent size bedrooms including a large principal double aspect bedroom with space to create an en-suite. There is also a bathroom and separate toilet next to each other. Downstairs there is a study to the front, a large living room which then leads into the dining area which can be left open or you could fully separate the two rooms. The kitchen has space for a table and overlooks the rear garden. This then leads into the separate utility room which has access to the rear garden, a front external lobby area and also into the large double garage. There is also a cloaks



- NO ONWARD CHAIN
- APPROACHING 1/4 ACRE PLOT
- POTENTIAL TO EXTEND FURTHER SUBJECT TO THE USUAL CONSENTS
- THREE RECEPTIONS
- DOUBLE GARAGE
- SOUTH FACING PLOT
- PRESTIGIOUS LOCATION & WITHIN WALKING DISTANCE OF THE TOWN CENTRE
- FOUR BEDROOMS
- UTILITY ROOM & CLOAKROOM



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



Total area: approx. 183.1 sq. metres (1971.0 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 PlanLiQ.