



Selbon

Residential sales & lettings

Ravelin Close, Crondall, Farnham,
Surrey, GU10 5PS

Offers in excess of £375,000 Freehold



01252 979300

Selbonproperty.co.uk

- Semi-Detached Bungalow
- Kitchen
- 2 Bedrooms
- Gas Radiator Heating & Double Glazed Windows
- Service Charge £160 Per Annum
- Entrance Hall
- Lounge/Dining Room
- Shower Room
- Enclosed Rear Garden & Parking Space
- No Onward Chain

Selbon Estate Agents are delighted to offer this two-bedroom semi-detached bungalow, which is situated within in cul de sac, in the sought after village of Crondall.

The property is an ideal purchase for those looking for single storey living accommodation or a convenient lock up and go home.

Accessed via a path, there is a front door leading to the entrance hall, which in turn has doors to all rooms.

The front aspect kitchen has ample work tops, eye and base level storage units as well as some integrated appliances, the 20ft lounge/dining room has sliding double glazed patio doors to the rear garden. There are two bedrooms, the main bedroom has some fitted wardrobes and there is a refitted shower room.

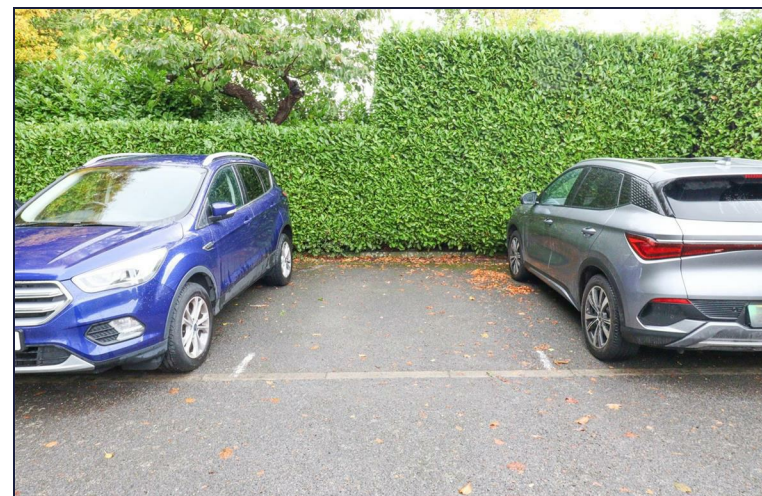
Further benefits include gas radiator heating, double glazed windows, an enclosed rear garden with an electric awning and gated side access, an open plan front garden and an allocated parking space.

Ravelin Close is a private road and we are advised there is a service charge for this property, which is currently £160 per annum to look after for the communal space. (We are advised that the service charges are agreed between all of the residents of the close and we recommend that anyone looking to purchase the home, make their own enquiries about the charges).

Situated within Crondall village offering local facilities, including a village store/post office, doctors' surgery, church, choice of public houses, Pencroft Winery and cafe, well-regarded primary school and two-day nurseries within close proximity. There is also a cricket ground, playground and tennis courts.

The Georgian town of Farnham has a superb balance of branded and independent shops, supermarkets and restaurants with a number of restaurants on the picturesque Castle St and Lion and Lamb Yard. There is a leisure centre within the town centre and also the creative Farnham Maltings Centre which offers theatre, film and craft fairs.

Offered with no onward chain, we highly recommend a viewing.

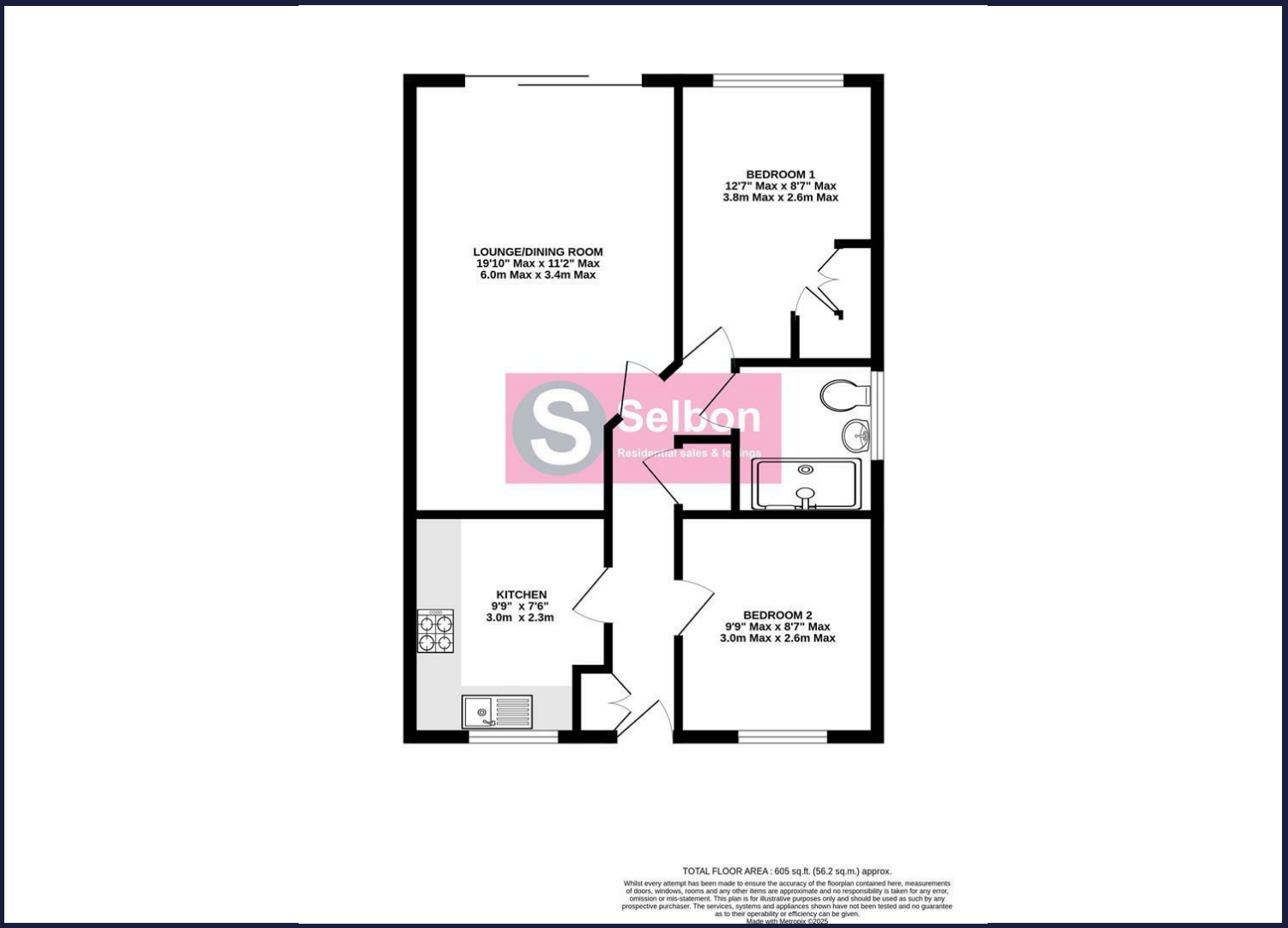








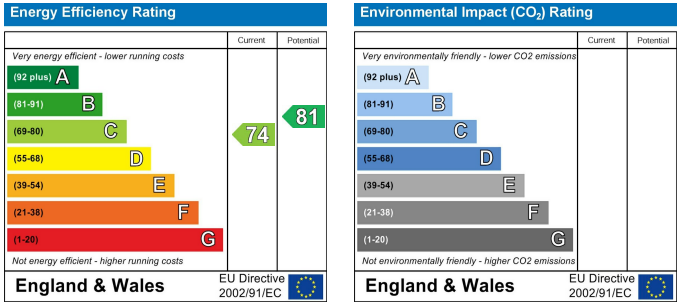
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

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Council Tax Band: D

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