



Old Palace Road, Weybridge, KT13 8PH





Located in central Weybridge within a short walk of the High Street, this three bedroom house is ideal for a family looking for a home convenient for the popular local schools, shops, and walks along the River Thames and River Wey.

The current owners have created a large kitchen/dining area which works brilliantly for modern family living. The refitted kitchen comprises a wide range of white units with grey quartz worksurfaces, built in Neff ovens, hob with extractor, and space for an American style fridge/freezer. The bay fronted dining area is open plan to the kitchen, separated by a breakfast bar. The comfortable sitting room is a light room with pleasant views of the rear garden. There is also a WC servicing the ground floor.

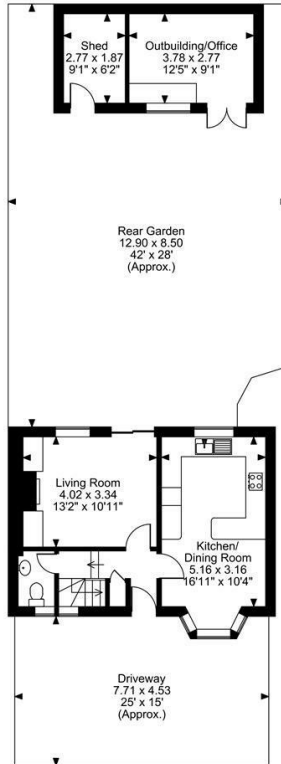
Upstairs the principal bedroom is a large light space with two windows overlooking the rear garden. The two further bedrooms are a decent size, and the family bathroom is fitted with a white bathroom suite.

Outside the southerly aspect rear garden is a real feature. The garden is a mix of a large patio area immediately to the rear of the house, well-manicured lawn, and an outbuilding at the end of the garden. This insulated room has power and internet and is currently used as a home office but could easily be used as a TV/games room, home gym, playroom, or workshop. Part of the building is reserved as a storage area. A gate gives access to the front of the house which provides off street parking on a block paved driveway.

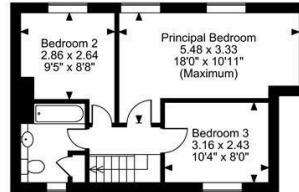
Freehold



Old Palace Road, Weybridge
 Approximate Gross Internal Area
 Main House = 856 Sq Ft/79 Sq M
 Shed and Outbuilding = 172 Sq Ft/16 Sq M
 Total = 1028 Sq Ft/95 Sq M



Ground Floor



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.
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EPC Rating: 70 C



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