



Rembrandt Court, Stoneleigh

The **PERSONAL** Agent

# Offers In Excess Of £260,000 Leasehold

- First Floor Apartment
- One Double Bedroom
- Refitted Kitchen
- Refitted Bathroom
- Spacious Lounge
- Communal Gardens
- Allocated Parking
- Walk to Shops, Schools & Station



The Personal Agent are extremely delighted to welcome to the market this stunning one bedroom first floor apartment set within a popular residential block. The property itself has been beautifully modernised to now offer a modern kitchen with a large opening into the lounge dining room, a modern family bathroom and double bedroom with built in wardrobe. With a long lease and access to well kept communal grounds this is a property sure to have high levels of interest and we really do recommend your earliest viewing to avoid missing out

Stoneleigh is a highly sought after residential area with a bustling Broadway of shops and restaurants at its heart, as well as a mainline railway station with services to Waterloo every twenty minutes. There is a choice of infant and junior schools within the immediate vicinity and the Historic Nonsuch Park runs alongside the South East side.

Both the M25 and A3 are easily accessible giving a straight forward route to London and both Heathrow and Gatwick international airports.

Tenure - Leasehold

Length of lease (years remaining) - 102

Annual ground rent amount (£) - 1000.00

Annual service charge amount (£) - 300.00

Council tax band - C

PLEASE NOTE: Whilst we believe the information above to be correct, we are unable to guarantee this information until such time as we have formally verified it with the sellers. Therefore you are advised to clarify any information with your chosen legal representative before proceeding with the purchase of this property.





**Living / Dining Area**  
4.78 x 3.56m  
15'8" x 11'8"

**Kitchen**  
3.56 x 1.96m  
11'8" x 6'5"

**Bedroom**  
3.65 x 2.98m  
12'0" x 9'9"

**First Floor**

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Total Area: 47.7 m<sup>2</sup> ... 513 ft<sup>2</sup>  
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Whilst every attempt has been made to ensure the accuracy of the floor plan shown, all measurements, positioning, fixtures, features, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale.

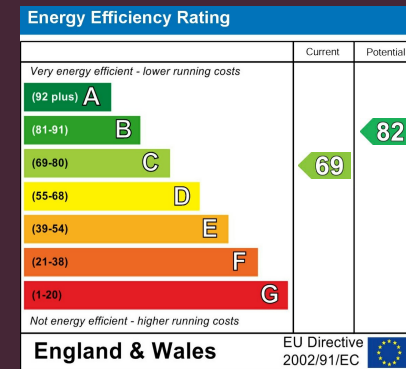
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