



Lane End Drive, Woking, GU21 2QQ
£850,000 Freehold

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Lane End Drive is a highly sought after road within the village and we are delighted to offer this property for sale. This Cheeseman built traditional family home with an excellent size private enclosed garden, being full of potential is brought to the market providing substantial living accommodation. Including a kitchen / breakfast room with neat, fitted cupboards, drawers, and integrated appliances and door into the rear aspect dining room which offers access and views across the garden and leads through to the study /family room. The front aspect living room is a bright, airy and a well-proportioned space. Completing the ground floor is a downstairs w.c. Situated on the first floor are all four bedrooms. Three doubles and a large single bedroom. The principal bedroom benefits from an en-suite shower room with vanity storage, and bedroom two has inbuilt wardrobe space. Completing upstairs is the family bathroom.



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The garden doesn't disappoint; with views from the terrace, the borders are planted with shrubs and seasonal bulbs offering high levels of seclusion, laid to lawn with a paved seating area. To the front the property provides driveway parking for two/three cars plus a garage.

If you are looking for a large home, then this property presents an opportunity for someone requiring the versatility of the space.

Knaphill has a range of shops, pubs and a Post Office. For more comprehensive shopping Sainsburys superstore and Waitrose are close by. For commuting, Woking and Brookwood station have direct services to Waterloo, road links are provided Via the M3, A3, M25.

Council Tax Band -F Woking.

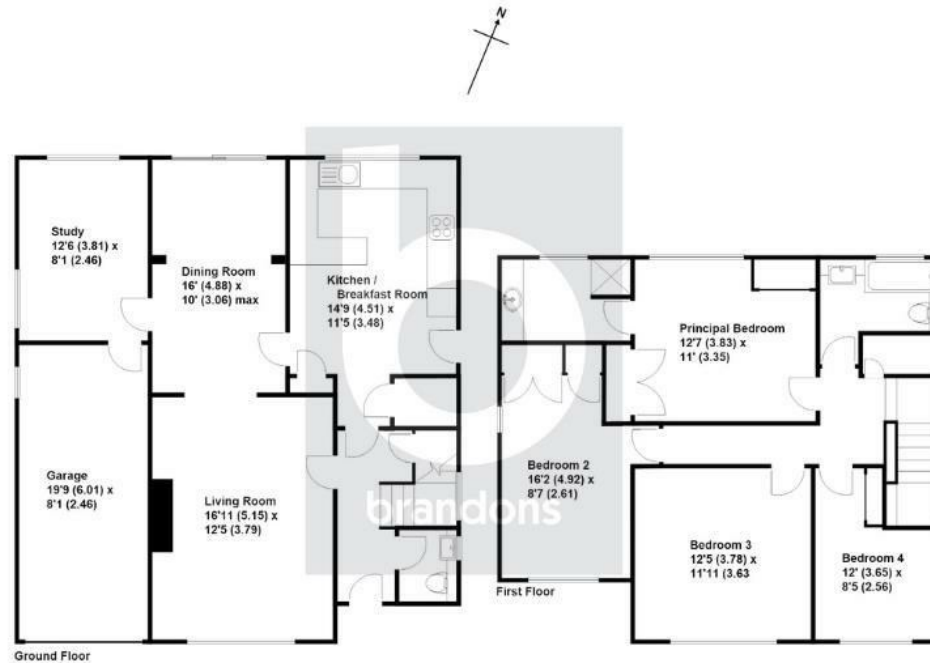


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Lane End Drive, Knaphill
Approximate gross internal floor area 1703 sq/ft - 158 m/sq



These plans are not drawn to scale and are for representational purposes only.
The services, systems and appliances listed in these details have not been tested
by Brandons Estate Agents, and no guarantee is given to their operational ability or efficiency.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		54	69
EU Directive 2002/91/EC			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		65	69
EU Directive 2002/91/EC			

To arrange a viewing please contact brandons residential estate agents on 01483 798840 or email sales@brandonsmove.co.uk

brandons residential estate agents have not tested any apparatus, equipment, fixtures or services so cannot verify they are in working order or fit-for-purpose. The buyer is advised to obtain verification from their solicitor or surveyor.



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