



34 Pendenza, Cobham, KT11 3BY
£1,900 PCM

LOCATION

Pendenza is a popular, private, gated estate off the Stoke Road between Cobham and Stoke D'Abernon with a balanced mix of houses and apartments. There is a pedestrian gate onto The Tilt for walking access to Cobham Station and local shops..

COMMUNAL ENTRANCE

Front door to:

ENTRANCE HALL

Entry phone, deep linen/storage cupboard. Double doors to:

LIVING ROOM

17'1" x 11'8" (5.23m x 3.56m)
Picture windows to front.

KITCHEN

11'8" x 7'4" (3.58m x 2.26m)
Well appointed with range of light wood effect cupboards, granite work surfaces, built-in oven, hob and extractor hood, dishwasher and fridge freezer. Tiled floor

MASTER BEDROOM

13'3" x 10'5" (4.06m x 3.2m)
Juliet balcony to rear, two built -in wardrobes and door to:

EN SUITE SHOWER ROOM

Tiled shower compartment, pedestal wash hand basin and low level W.C.

BEDROOM TWO

13'8" x 8'5" (4.19m x 2.57m)
Rear aspect.

BATHROOM

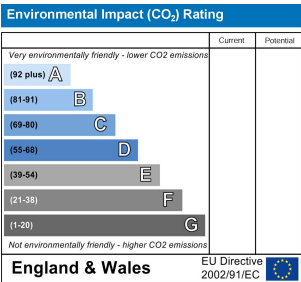
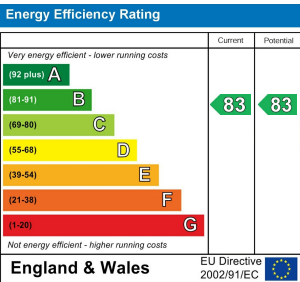
Panel enclosed bath with mixer tap and hand held shower attachment. Pedestal wash hand basin and low level W.C.

OUTSIDE

Parking for one vehicle and communal garden.

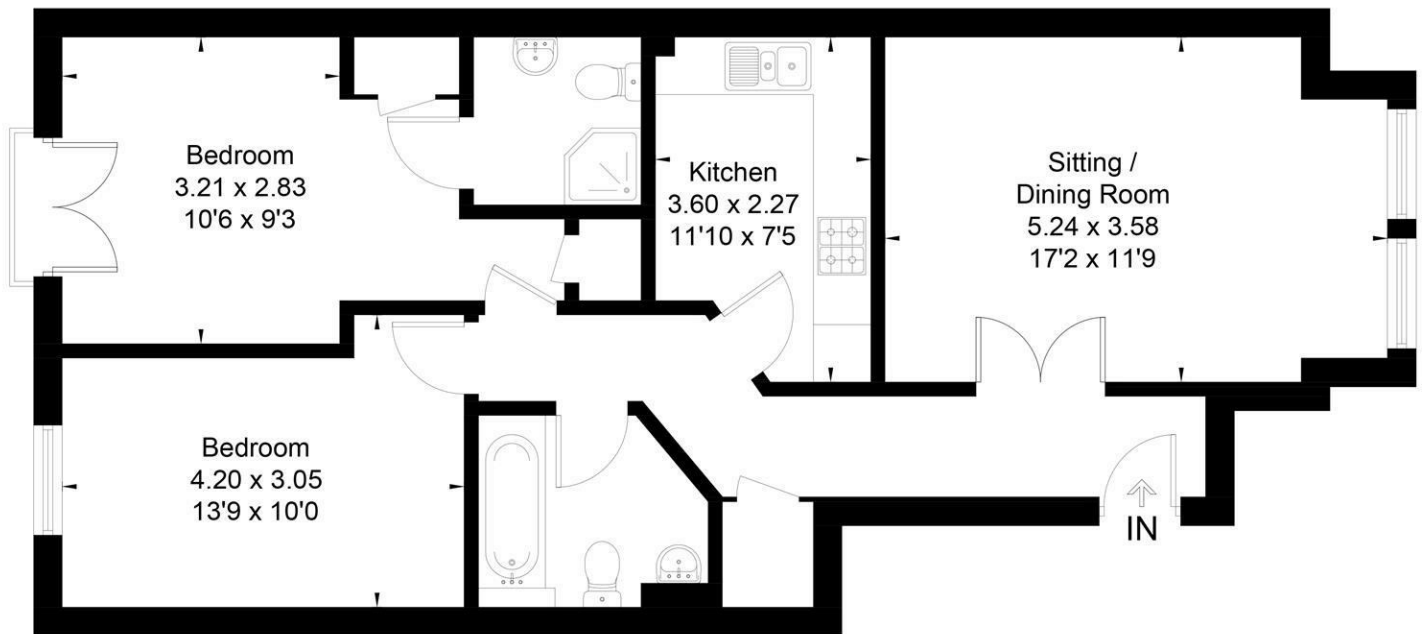
COUNCIL TAX

Elmbridge Band E -£3,125.06 (2026/27)





Approximate Floor Area = 72.6 sq m / 781 sq ft



First Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #97918