



INCORPORATING  
**Waterford's**  
Residential Sales & Lettings

69a High Street, Chobham, GU24 8AF

£375,000



## 69a High Street, Chobham, GU24 8AF

A most attractive and interesting Grade II Listed two double bedroom first floor property with many character features including exposed timbers and beams and an open fireplace in the lounge.

With views to the front towards Chobham Church, this property dates back c.600 years and comprises of two double bedrooms, of which the double aspect master has an attractive vaulted ceiling and a range of built-in wardrobes.

The ceramic tiled bathroom is a most appealing room and features a stand alone roll edge bath and separate shower cubicle. The kitchen is well appointed with cupboards and worksurfaces, built-in oven and space for further domestic appliances. There are two separate reception areas ideally suited for a dining area and lounge area.

Externally there is one allocated parking space for this property.

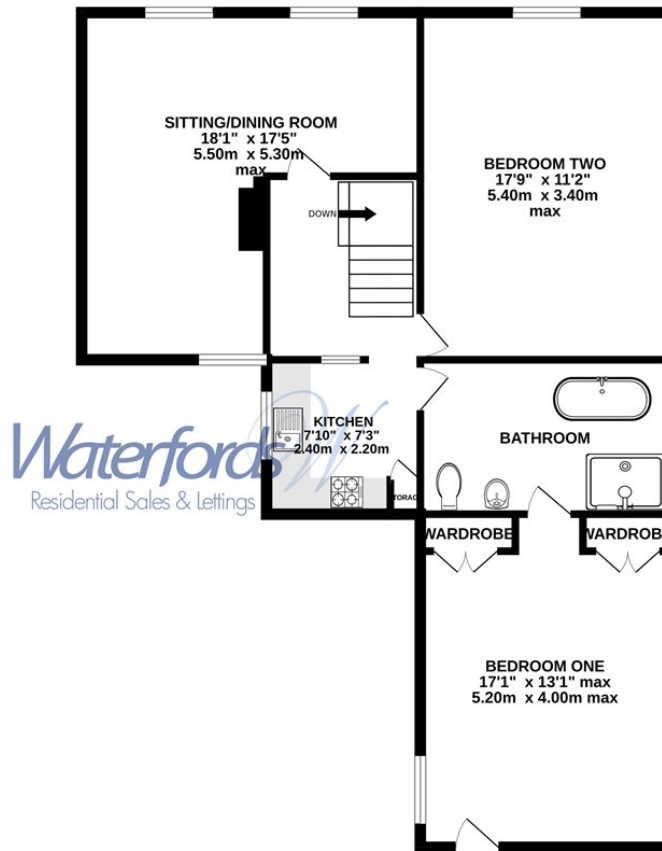
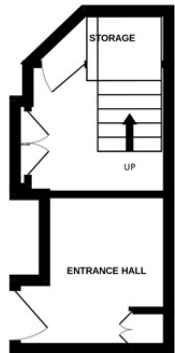
The property is situated above 'The Bridal Cottage' and 'Chobham Flowers', with easy access to the village and its array of day-to-day shops, restaurants & pubs. The M25, M3 & A30 are within a few miles drive with direct routes into London. Woking mainline station has a direct line (approx. 25 mins) into Waterloo.



# Floor Plan

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Aspen Estate Agents incorporating Waterfords

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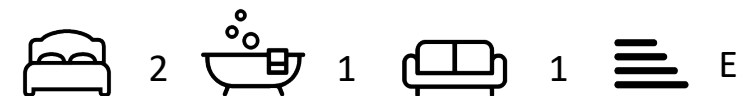
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## Features

- Two double bedrooms
- Exposed beams and timbers
- SURREY HEATH BOROUGH COUNCIL TAX BAND C
- ENERGY RATING E
- Grade II Listed
- Village centre location
- Ground rent £500 - Service charge None - Lease remaining approx 900 years TBC



Tenure - Leasehold Council Tax Band - C



