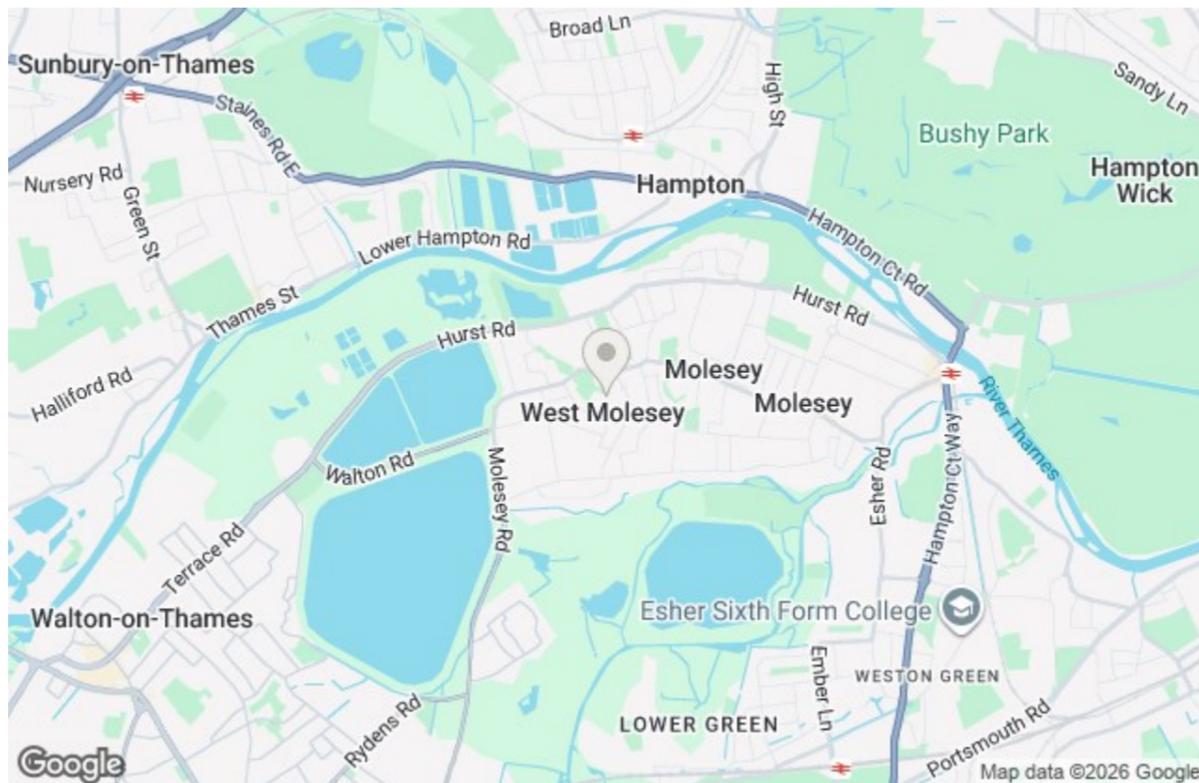


16, Grovelands, West Molesey, Surrey, KT8 2EB

| Energy Efficiency Rating | | |
|---|----------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | 76 | 76 |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |

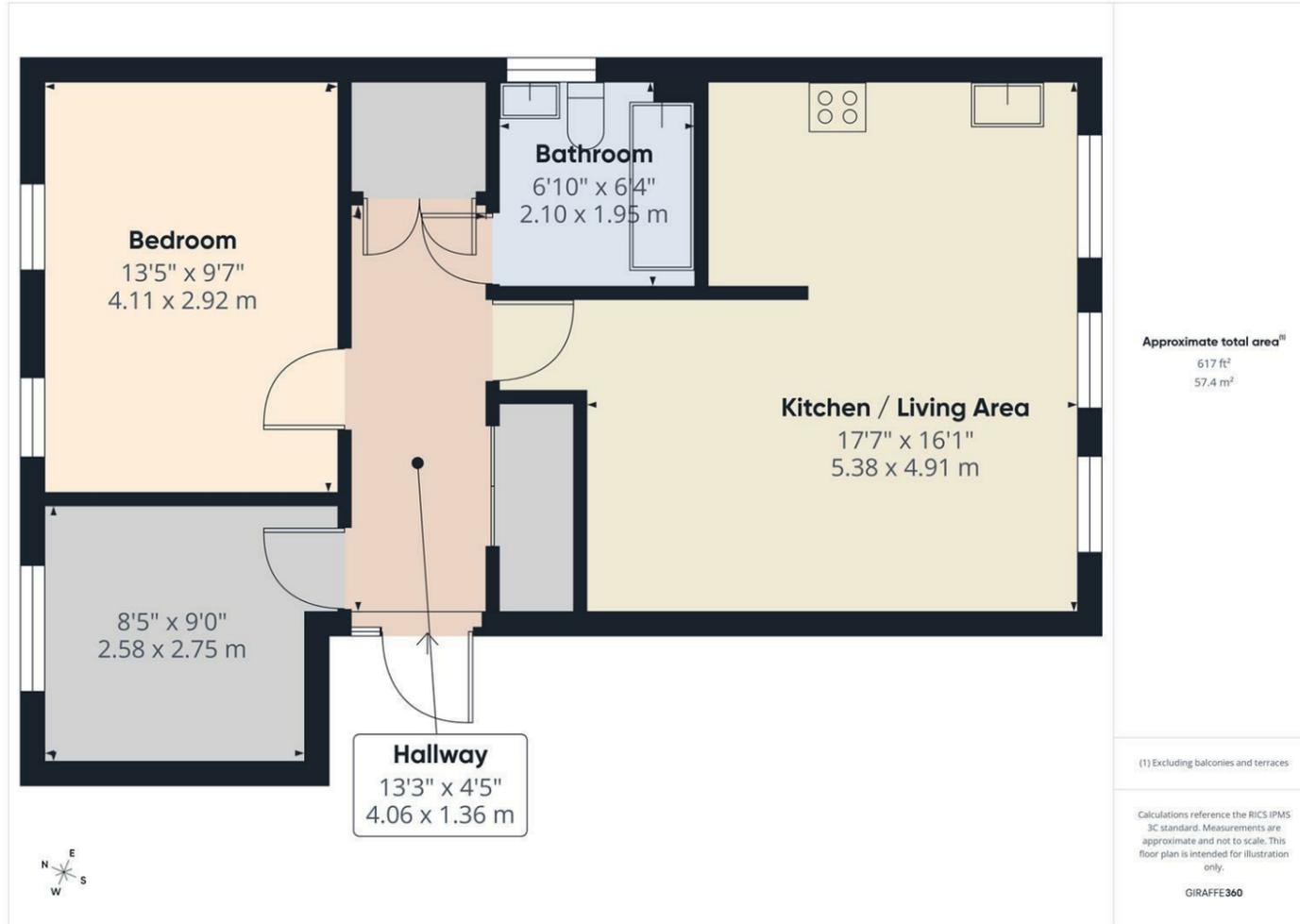
| Environmental Impact (CO ₂) Rating | | |
|---|----------------------------|-----------|
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | |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



£300,000 Share of Freehold

Harmes Turner Brown are pleased to offer this spacious two bedroom first floor apartment which is presented in good decorative order throughout, making it an inviting space for potential buyers. The accommodation comprises a large welcoming entrance hallway with panel doors and engineered oak flooring, which is also laid through to the main living room, and this leads to a good size modern open plan kitchen. There are two double bedrooms, the master bedroom being a good size and featuring fitted wardrobes providing ample storage space. There is a separate bathroom which is fitted with a modern white suite with part tiled walls. Externally, there are lawn communal grounds with residents parking nearby. This well maintained flat is perfect for those seeking a comfortable living space in a desirable location, close to local amenities and transport links. Internal viewings strongly recommended by calling our East Molesey office on 0208 001 8385. Tax band C.

Grovelands, West Molesey, Surrey, KT8 2EB



- TWO DOUBLE BEDROOMS
- LONG LEASE
- GAS CENTRAL HEATING
- RESIDENTS PARKING

- GOOD SIZE MODERN KITCHEN
- DOUBLE GLAZING
- SECURITY ENTRY
- WELL PRESENTED THROUGHOUT

This plan is a representation of the property and measurements, where given, are approximate. None of the fixtures and fittings have been tested by us. These details are thought to be materially correct but we cannot guarantee there are no error and emissions and they do not form part of any contract

