



£365,000 FREEHOLD

**NORTHERN BURWAY
CHERTSEY**



Chertsey, Surrey

Description

We are pleased to offer for sale this two bedroom timber built chalet situated in wonderfully well stocked and maintained gardens leading down to 65ft of mainstream frontage with jetty deepwater moorings. The property itself is presented, in our opinion, in very good order with open plan living room with views over gardens and the River Thames from all principle rooms. There is reserved parking in a secure residents car park. Viewing strongly recommended.

Front door opening into...

Entrance Hallway: granite tiled flooring, feature diamond cut glass block window, leaded light stained glass door into...

Lounge: 14" x 11" varnished strip pine flooring, solid fuel burning stove on raised granite hearth, television aerial point, double opening doors onto river garden and wonderful views over the river, door to...



Study: power points, telephone point, wooden frame multi paned casement windows overlooking the gardens and river beyond. Shelving, leaded light stained glass window through to the kitchen.

From the lounge, open plan to..

Dining Area: 10'5" x 8'4" continuation of varnished strip pine flooring, open plan to...



Kitchen: 11'9" x 8' French style ceramic single drainer sink unit with mixer taps, extensive range of solid wood work surface/preparation areas. Range of matching eye and base level units, varnished strip pine flooring, space for fridge freezer, space and plumbing for automatic washing machine and dishwasher, ample power points, multi-paned wooden framed casement windows with superb views over the garden and river beyond.

Bedroom One: 10' x 8' large fitted wardrobe cupboard with ample hanging and storage space, wooden framed multi-paned casement windows with direct views over the garden and River Thames, varnished strip pine flooring.

Bedroom Two: 10' x 7'3" varnished strip pine flooring, high level casement window.



Bathroom: comprising panel enclosed bath with mixer taps, tiled fixed shower screen with independent shower unit, pedestal wash hand basin, low level W.C, varnished strip pine flooring, dimplex heater, pine doors with bamboo inlay into airing cupboard housing hot water cylinder tank with shelving for drying and airing above.

Outside: gates opening onto cobbled patio area, steps up to house, step and ramp up to a wonderful raised decking area. The decking (measuring 28' x 13'5") opens out onto an extremely well kept lawned garden measuring 38' x 33' with well stocked flower, tree and shrub borders. The raised decking continues down one side of the garden leading to the mainstream Thames frontage measuring 62'5" with jetty mooring of approximately 50', log store timber built and clad garden store with power and light.

Further large workshop/studio measuring 32' x 12'4" with power and light, fully clad walls, casement windows, double opening doors to far end, single drainer sink unit with cupboards below and wall mounted water heater.

There is reserved parking for the property in a secure residents car park.





For information or to arrange a viewing please call 01932 240202

PROPERTY MISDESCRIPTIONS ACT:

Waters Edge Homes Limited have not tested any heating systems or appliances and can not give any warranties as to their working order. Waters Edge Homes Limited for themselves and for the vendors of this property whose agents they are, give notice that:

- 1) The particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract.
- 2) No person in the employment of Waters Edge Homes Limited has any authority to make or give any representation or warranty what so ever in relation to this property.
- 3) These details have been prepared in accordance with the Property Misdescriptions Act .