



PORTSMOUTH ROAD | CAMBERLEY


**Platinum
Homes**
BY BRIDGES



The Property

This characterful home sits centrally on its plot and has been extended and refurbished by the current owners to offer over 3,000 square feet of total accommodation.

The ground floor offers a 26' kitchen/dining room and open plan living with the orangery extension as well as a study room, utility room, living room, and cloakroom.

The first floor has a principal bedroom with generous wardrobes and an en suite bathroom, with three further bedrooms and a family bathroom. The secondary bedroom is located above the double garage and enjoys its own en suite.



Outside

The property sits centrally on a plot measuring just under half an acre and therefore has substantial front and rear gardens along with a long driveway to the rear with ample parking.

The property is approached via electric gates and enjoys total privacy with borders of mature trees and hedges.

PLEASE NOTE: Pursuant to the Estate Agents Order of 1991 we must mention that the owner of the property is a relation to an employee of Bridges Estate Agents Ltd.



Features

- Five Bedrooms
- Three Reception Rooms
- Three Bathrooms
- Character Features
- Extended and Modernised
- Gated Driveway and Double Garage
- 0.41 Acre Plot
- EPC: D (60)
- Council Tax Band: G

Contact

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Portsmouth Road, CAMBERLEY, Surrey, GU15

Approximate Area = 2843 sq ft / 264.1 sq m (excludes void)

Garage = 426 sq ft / 39.5 sq m

Total = 3269 sq ft / 303.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024.
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Important Notice - These particulars are set out as a general outline only for the guidance of intended purchasers and do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise as to their correctness.

