



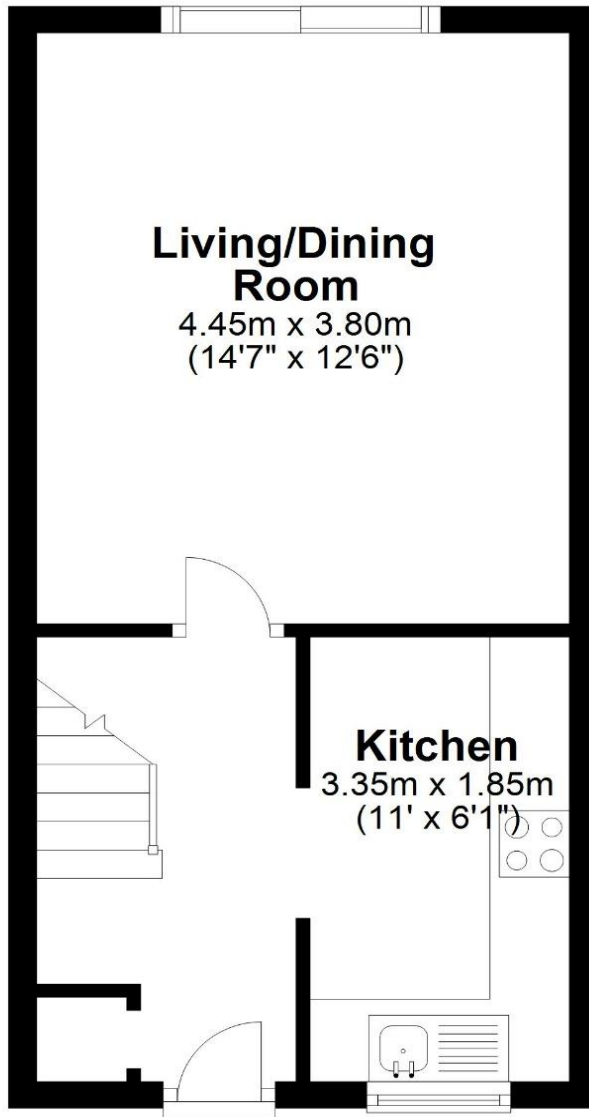
GOLDSWORTH PARK

£350,000

**A two double bedroom house,
located in a peaceful cul-de-sac
within walking distance of local
amenities and schools.**

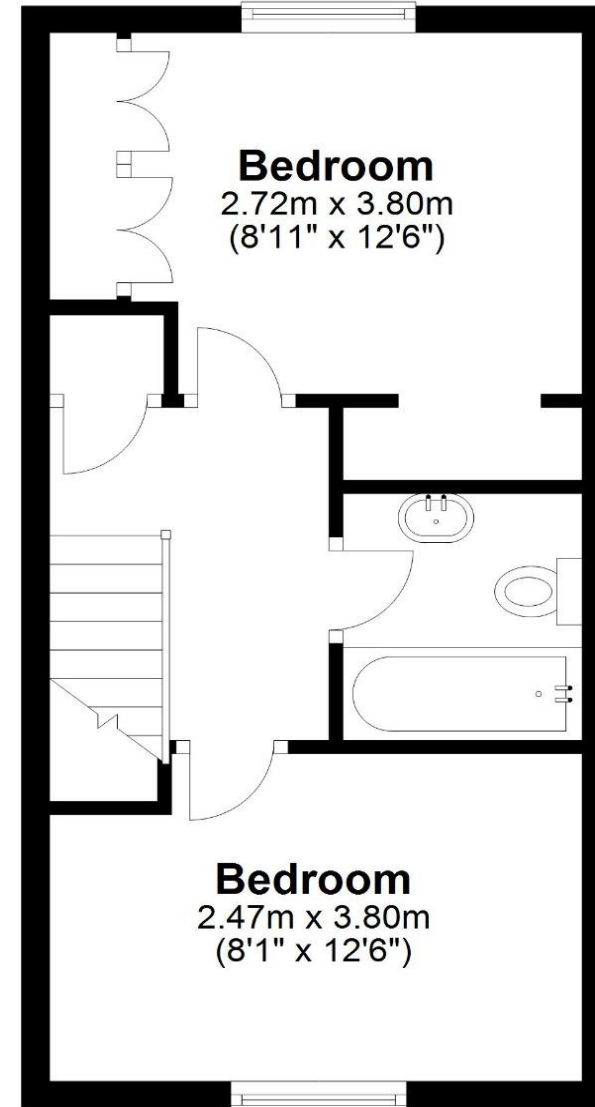
Ground Floor

Approx. 30.0 sq. metres (323.4 sq. feet)



First Floor

Approx. 30.0 sq. metres (323.4 sq. feet)



Total area: approx. 60.1 sq. metres (646.8 sq. feet)

Oakfield, Goldsworth Park, Woking, Surrey, GU21 3QT

- **Two Double Bedrooms**
- **Beautifully Appointed Kitchen**
- **Spacious Reception Room**
- **Gas Central Heating**
- **Double Glazed Windows**
- **Good Size Rear Garden**
- **Cul-de-sac Location**
- **Garage In A Block**

A two double bedroom house, located in a peaceful cul-de-sac within walking distance of local amenities and schools.

The accommodation comprises a spacious reception room with double glazed French doors to the rear garden, a beautifully appointed kitchen with integrated appliances, two double bedrooms and a good size paved garden with rear access gate.

Internal viewings are highly recommended.

Goldsworth Park amenities include some excellent primary schools, Waitrose supermarket, a selection of local shops, petrol station and Goldsworth Park Lake. When you wish to come into Woking town centre, you will find a modern and contemporary town that has been the subject of significant investment in recent years and in fact continues to be so. The result of this is a busy and thriving centre with a wide and eclectic array of bars, cafes and restaurants as well as good shopping opportunities not least of which is the Peacocks centre, home to the New Victoria theatre and multi screen cinema. Woking has what is widely regarded to be one of the best commuting rail stations in the south east offering a very fast and extremely frequent service into Waterloo as well as a very efficient coach service to Heathrow airport. In the wider surroundings there are areas of open space and woodland which make for excellent walking and cycling opportunities and a great many highly regarded school.

We confirm that these particulars of sale have been prepared as a general guide only and we have not carried out a detailed survey or tested the specified services, equipment and appliances. Room sizes should not be relied upon when ordering carpets, curtains or other furnishings. Photographs are reproduced for general information and it must not be inferred that any item shown is included for sale with the property.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

