



Flat 15, Grosvenor Mansions

Sullivan Road | Camberley | Surrey | GU15 3BF

Offers Over £250,000 Leasehold

Waterford's W
Residential Sales & Lettings

Flat 15, Grosvenor Mansions
Sullivan Road | Camberley
Surrey | GU15 3BF
Offers Over £250,000

This well presented second floor apartment comprises two double bedrooms and ensuite shower room. The open plan living / dining room and kitchen has doors opening onto the balcony. No onward chain.

- Two double bedrooms
- Open plan living/dining room
- Balcony
- Ensuite shower room
- Secure allocated parking space
- No onward chain.

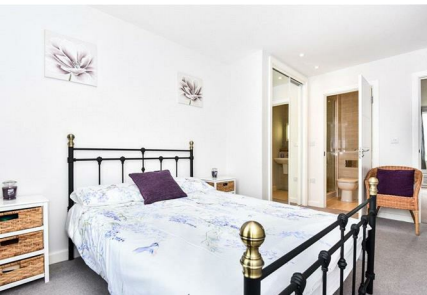
Description

This well presented second floor apartment comprises of an open plan living/dining room and kitchen with doors opening onto the balcony. The master double bedroom has a built-in wardrobes and an ensuite shower room. A further double bedroom and family bathroom complete this stunning apartment.

Service charge is approximately £1,600 per annum. Ground rent is £348 per annum. Lease 125 years from 1 January 2015, Lease Term Remaining 114 years



No Onward
Chain



Outside

The apartment benefits from one secure designated parking, with additional resident permit parking available for a nominal fee. The apartments are in landscaped communal grounds with path and patio areas in Heritage Yorkstone paving with feature landscaping, lighting to the upper deck and lower deck parking areas.

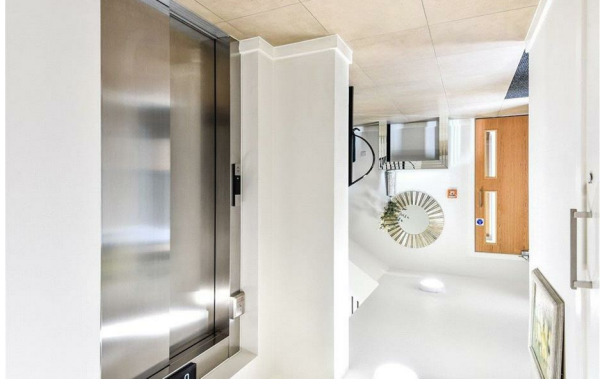
Location

Grosvenor Mansions is within convenient reach to the Meadows shopping centre and Camberley town centre which offers a range of shops, restaurants and train station. The A30 and M3 are easily accessible with direct routes into London and the South Coast.

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APPROX. GROSS INTERNAL FLOOR AREA 739 SQ FT 68.6 SQ METRES

SECOND FLOOR



Energy Efficiency Rating	
Current	Potential
79	79
England & Wales EU Directive 2002/91/EC The energy efficient - higher running costs Very energy efficient - lower running costs	
A (92-100) B (81-91) C (69-80) D (55-68) E (45-54) F (31-40) G (1-20)	

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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