DUFFINS ORCHARD, OTTERSHAW, SURREY, KT16 0LP

£85,000

2 Bedroom park home located at the end of a residential road in this ever popular cul de sac ideally situated for access to Ottershaw Village, Woking town centre and must be viewed to appreciate the accommodation and location on offer: -

* Double bedroom and further single bedroom
* Open plan kitchen/lounge
* Shower room
* Double Glazing
* No onward chain
* Internal viewing a must

01932 859898
FREE NO OBLIGATION VALUATION
www.edwardbarclay.net
Double glazed door leading to:

**HALLWAY:**

**OPEN PLAN KITCHEN/LOUNGE:** 20’4” X 9’4” (including depth of units & cupboards). Front and side aspect double glazed windows, eye and base level units finished in white gloss, space for a fridge, sink / drainer, roll top work surface, 3 radiators, power points, 4 ring gas hob with built in electric oven underneath, part tiled walls, laminated wood flooring, TV and telecom point, double glazed door leading to the garden.

**BEDROOM 1:** 9’3” x 9’ double bedroom side aspect double glazed window, radiator, power points.

**BEDROOM 2:** 6’5” x 6’2” Side aspect double glazed window, power points, radiator.

**SHOWER ROOM:** Side aspect double glazed window, white suite comprising of shower cubicle with wall mounted shower, wash hand basin, close coupled toilet, space and plumbing for a washing machine, radiator.

While we check all the quoted dimensions carefully they may be subject to a small margin of error and are intended as a rough guide to the accommodation offered. In particular we caution against their use when ordering fitments or new carpets etc. These particulars are correct to the best of our knowledge. We should bring to your attention, however, that the services to this property, together with any electrical circuits/heating systems and appliances, have not been tested by our company and therefore cannot guarantee their operating ability or efficiency. We would advise all interested parties to obtain verification from their solicitor or surveyor.