



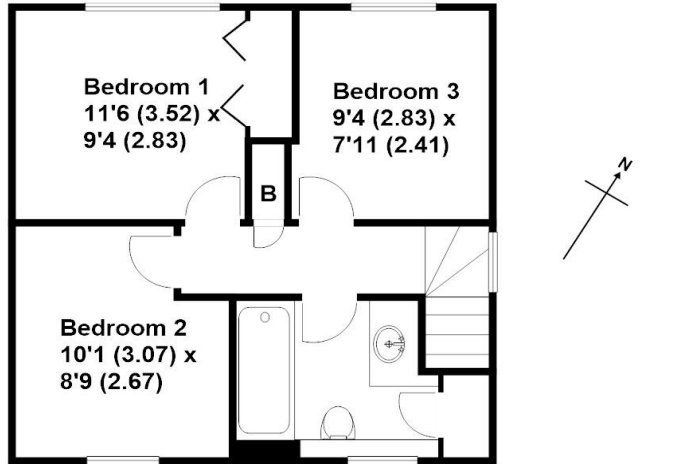
## **GOLDWORTH PARK**

**£450,000**

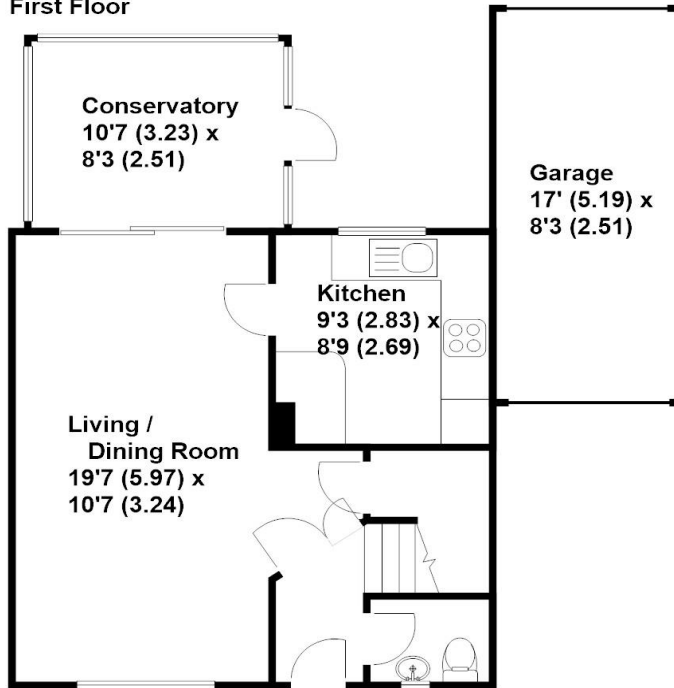
**Nestled within a peaceful cul-de-sac, this three-bedroom linked-detached home offers a well-rounded living space ideal for families. NO ONWARD CHAIN.**

# Cardingham, Woking

Approximate gross internal floor area 859 sq/ft - 79.8 m/sq



First Floor



Ground Floor

These plans are not drawn to scale and are for representational purposes only.  
The services, systems and appliances listed in these details have not been tested  
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## Cardingham, Goldsworth Park, Woking, Surrey, GU21

- **Three Bedroom Linked-Detached Residence**
- **Living/Dining Room**
- **Kitchen**
- **Downstairs Cloakroom**
- **Three Bedrooms**
- **Family Bathroom**
- **Garage & Driveway Parking**
- **NO ONWARD CHAIN**

Nestled within a peaceful cul-de-sac, this three-bedroom linked-detached home offers a well-rounded living space ideal for families. The ground floor comprises a welcoming living/dining area, a fitted kitchen, and a sun room that overlooks the rear garden, providing the perfect spot to unwind. A convenient downstairs cloakroom completes this level. Upstairs, the first-floor landing leads to three well-proportioned bedrooms, and a family bathroom. The property is further enhanced by double glazing, ensuring a comfortable living environment year-round.

Outside, the home benefits from a driveway with off-road parking that leads to an attached garage, which offers front and rear access, allowing direct entry into the garden. The generous rear garden is predominantly laid to lawn and features shrub borders, creating a tranquil outdoor retreat. Ideally situated within walking distance of local amenities and the scenic Goldsworth Park Lake, this property offers a blend of convenience and serenity. Offered to the market with NO onward CHAIN, this home presents an excellent opportunity for a straightforward and hassle-free move.

**Location** - This property enjoys an ideal location within walking distance of Goldsworth Park's outstanding Goldsworth Primary School, as well as an array of amenities including a Waitrose supermarket, local shops, a petrol station, and the picturesque Goldsworth Park Lake. Residents also benefit from the close proximity of Woking Town Centre, known for its modernity and recent significant improvements. Here, one finds a vibrant urban hub boasting a diverse selection of bars, cafes, and restaurants, alongside excellent shopping opportunities, notably at the Peacocks Centre, which houses the New Victoria Theatre and a multi-screen cinema. Surrounding the town, expansive open spaces and woodlands offer abundant opportunities for walking and cycling, complemented by a multitude of highly regarded schools, both private and state, making this location highly desirable for families and commuters alike. Woking also boasts one of the top commuting rail stations in the southeast, providing rapid and frequent service to London Waterloo in approximately 23 mins.

Council Tax Band E - EPC Rating D - Tenure: Freehold

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.





