



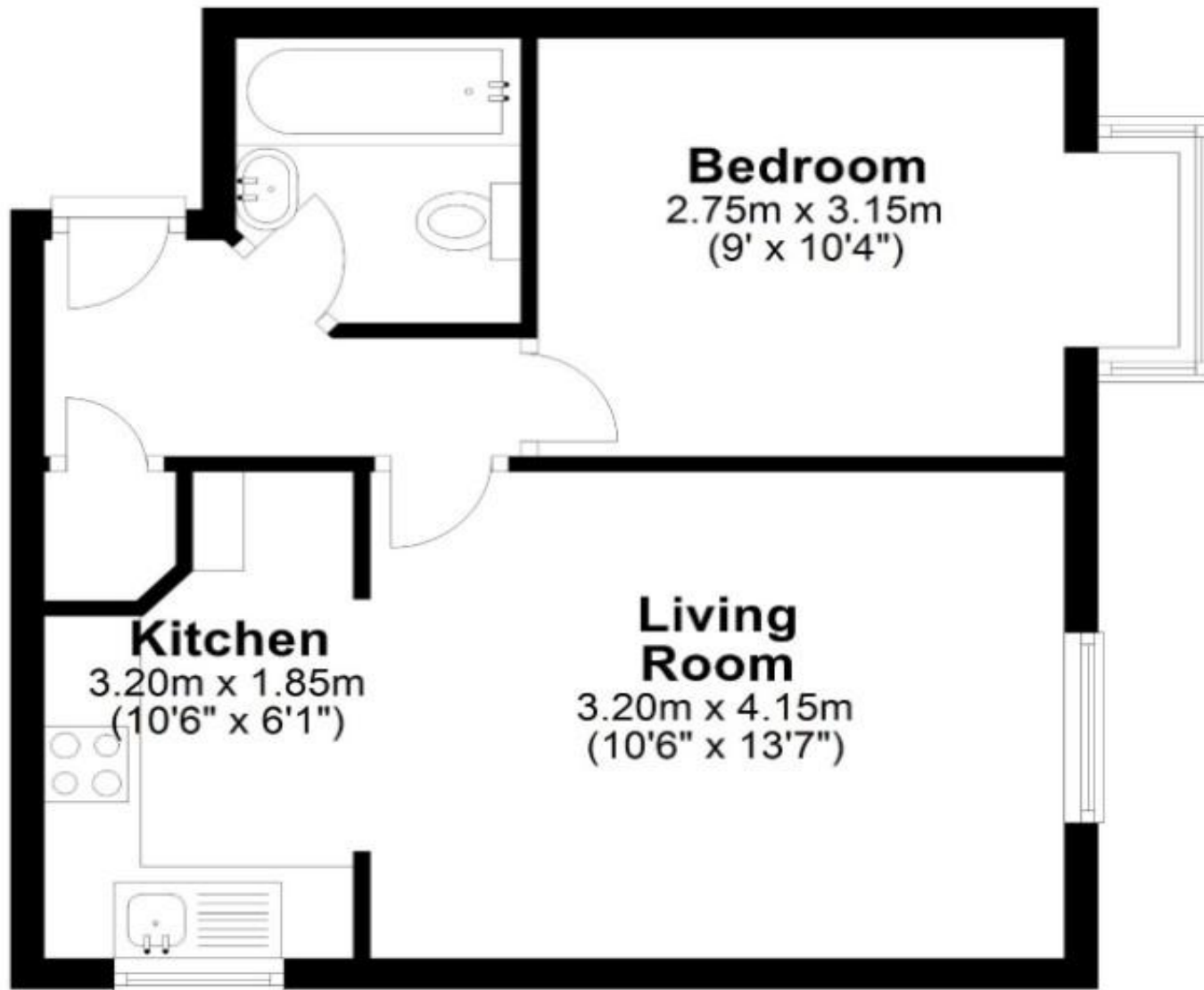
SOUTH WOKING

£225,000

This beautifully refurbished top-floor one-bedroom apartment offers modern living in a prime location, just a short walk from Woking's vibrant town centre and mainline railway station. NO ONWARD CHAIN.



Approx. 35.8 sq. metres (385.4 sq. feet)



Total area: approx. 35.8 sq. metres (385.4 sq. feet)

Wildbank Court, White Rose Lane, Woking, Surrey, GU22

- **Top Floor Apartment**
- **Once Double Bedroom**
- **Spacious Living Room**
- **Modern Kitchen**
- **Luxury Bathroom Suite**
- **Allocated Parking**
- **Walking Distance of Woking Mainline Station**
- **NO ONWARD CHAIN**

This beautifully refurbished top-floor one-bedroom apartment offers modern living in a prime location, just a short walk from Woking's vibrant town centre and mainline railway station. Thoughtfully designed, the property combines contemporary style with practical convenience, making it an ideal choice for professionals or investors seeking a well-connected home.

The accommodation features a high-specification open-plan kitchen with modern units and a stylish breakfast bar, seamlessly flowing into the spacious living area. A well-appointed double bedroom provides ample space and comfort, while the luxury bathroom suite boasts sleek fittings and elegant finishes. Additional benefits include generous storage solutions and modern wall-hung electric heaters for energy-efficient warmth.

Completing this exceptional offering is an allocated parking space, adding to the convenience of this desirable home. With its outstanding location and high-quality finish, early internal viewing is highly recommended to fully appreciate all that this apartment has to offer.

Set on the ever favoured south side of Woking located within walking distance of Woking town centre, a modern and contemporary town that has been the subject of very significant improvement 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 a good deal of shopping opportunities not least of which is the Peacocks centre which is also 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 with fast and frequent services into London Waterloo (23mins) and here you will also find a very efficient coach service to Heathrow airport. In the wider neighbourhood there are areas of open space and woodland which make for excellent walking and cycling opportunities and a great many highly regarded schools.

Council Tax Band C

EPC Rating D

Tenure: Leasehold – 964 Years left (April 2025)

Service Charge: £1,498.88

Future Works Charge: £596.00 (1st Jan 2025 - 31st Dec 2025)



