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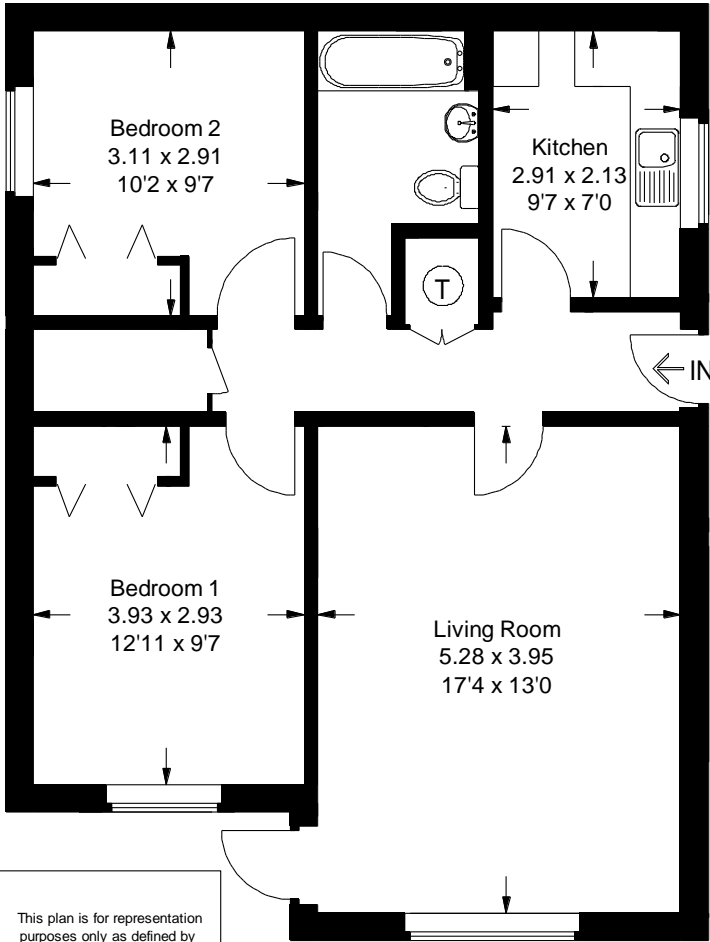
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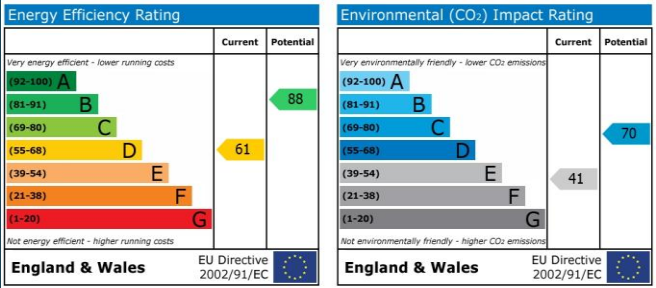


Allingham Court, Farncombe



This plan is for representation purposes only as defined by the RICS Code of Measuring Practice. Not drawn to scale unless stated. Please check all dimensions before making any decisions reliant upon them. No guarantee is given on square footage if quoted. Any figures if quoted should not be used as a basis for valuation.

Approximate Gross Internal Area  
63.8 sq m / 687sq ft



These details are intended as a guide only and whilst believed to be correct are not guaranteed and they do not form part of any contract. We would inform prospective purchasers that we have not tested any equipment, appliances, fixtures, fittings or services. Any items not referred to in these particulars are excluded from the sale unless separately agreed.



51 Allingham Court Summers Road  
Farncombe Surrey GU7 3AW

Price: £310,000 Leasehold








51 Allingham Court Summers Road  
Farncombe Surrey GU7 3AW  
Price: £310,000 Leasehold

**DESCRIPTION:** Number 51 Allingham Court is an attached two bedroom bungalow forming part of this attractive retirement development designed for the over 60's. The bungalow is constructed having brick elevations under a pitched tiled roof. Internally the accommodation has been cleverly designed providing bright and well planned accommodation with all the principal rooms enjoying an outlook over the communal grounds and gardens. There is an attractive 17'4 living room, kitchen, two good sized bedrooms with built-in wardrobes and bathroom. The bungalow enjoys direct access to the communal gardens and the owner can also take advantage of the resident's lounge, laundry and parking area. There is also a guest bedroom facility as well as a resident manager.

AT A GLANCE

- Entrance Hall
- Living Room
- Kitchen
- Two Bedrooms
- Bathroom
- Electric Heating
- Double Glazed Windows
- Residents' Lounge
- On Site Manager
- Communal Gardens

KEY FACTS

	DISTANCE TO STATION	
	Farncombe	0.1m
	DISTANCE TO A3 AND M25	
	A3	2.8m
	DISTANCE TO CENTRE	
	Farncombe	0.1m
	DISTANCE TO DOC's & DENTIST	
	Binscombe Medical Centre	0.8m
	COUNCIL TAX	
	Band	D



**DIRECTIONS:** From our office in the High Street proceed down Bridge Street and across the mini roundabout into Bridge Road. At the next roundabout take the second exit into Meadow and then take the third turning left into Hare Lane. Continue along Hare Lane, which merges into St Johns Street and at the T junction turn right and the entrance to Allingham Court will be seen immediately on your right hand side. Upon entering the development bear round to your left and Number 51 will be found after a short distance on the left.

