



A one bedroom apartment for the over 55's

Flat 35, Virginia Beeches, Callow Hill, Virginia Water, Surrey, GU25 4LT

Share of Freehold 999 years from 1st October 1984



Living/dining room • Kitchen • Double bedroom
• Bathroom • Communal Grounds • Gated
Entrance • Residents Parking

Local information

Virginia Beeches is a highly regarded gated development for the over 55's set in superb and well maintained grounds providing a tranquil and relaxing environment. The local shops and amenities are about a mile away.

By road, Virginia Water is convenient for Heathrow Airport, M3, M4 and M25 motorways.

About this property

Apartment 35 is located on the first floor and comprises a living/dining room with doors opening on to a private balcony with an awning, a fully integrated kitchen, a double bedroom, bathroom and cloakroom.

The development has a private residents lounge, a hobby room and a communal

meeting room for functions. There is also a guest suite which can be hired for a minimal charge for friends and relatives who may be wishing to stay overnight.

Outside there is a garage, residential parking and communal gardens.

Local Authority Runnymede Borough Council Tax Band D

Services: The property has mains electricity, drainage and water.

Tenure

Share of Freehold 999 years from 1st October 1984

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills





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Gross internal area (approx) 53.6 sq m / 577 sq ft



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Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
fourwalls-group.com 303725

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	65	72
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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