

PRICE
REDUCED

Riverside Gardens
Old Woking, Woking - £589,000

Johnson's
Independent Property Agents

Local people. Local knowledge.



the property



Riverside Gardens Old Woking, Woking

£589,000

- Four Bedrooms
- Two Bathrooms
- Living Room with River Views
- Dining Room
- Kitchen
- Driveway & Garage
- Deep Water Mooring
- Riverside Property
- Stunning Views
- South Facing Garden

Reduced for a quick sale with no onward chain Johnson's are pleased to offer to the open market this deceptively spacious four bedroom, detached riverside home, which is enviably situated within a quiet cul-de-sac location with gardens which directly lead down to a picturesque stretch of the river Wey and enjoys fabulous far reaching views and a private deep water mooring. The property has been extended by the current owner to offer a wonderful riverside living room with beautiful views across the garden and onto the river. Also to the ground floor there is a separate dining room, modern fitted kitchen and cloakroom. A turn staircase leads to a large first floor landing, master bedroom with a river view and en-suite shower room, three further bedroom, (one also benefitting from a view) and family bathroom.

To the front of the property there is a paved driveway providing off street parking for 3 vehicles and a garage which can also be accessed from inside the house.



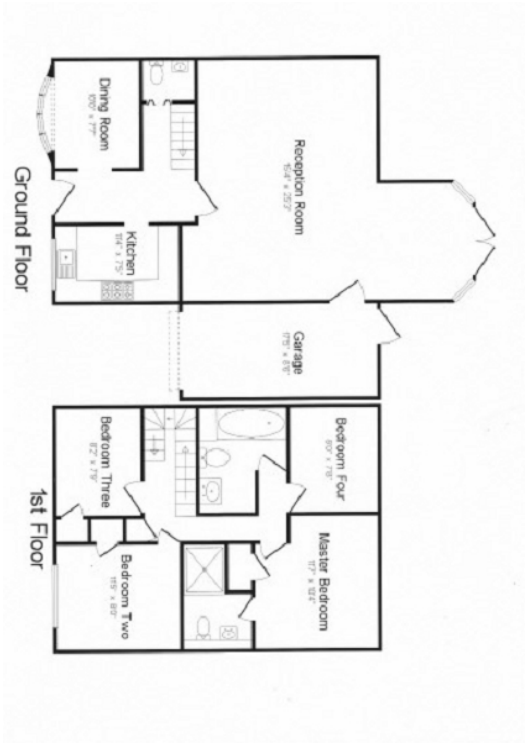
How energy efficient is the property?

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs					
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs					
England, Scotland & Wales			England, Scotland & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

the layout





the local area



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