

Payne & Co.



14 Silkham Road

Oxtd RH8 0NY

£1,650 Per Calendar Month



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Situation

Oxted town centre offers a wide range of shopping facilities together with leisure pool complex, cinema, library and railway station with service to East Croydon and London. Sporting and recreational facilities are generally available within the district. For the M25 commuter, access at Godstone Junction 6 gives road connections to other motorway networks, Dartford Tunnel, Heathrow Airport and via the M23 Gatwick Airport.

Location/Directions

From our office proceed up Station Road West and bear left into Station Approach. At the T junction turn right, proceed under the railway bridge and at the mini roundabout take the first turning on the left into Chichele Road. Proceed up Chichele Road and then turn right into Silkham Road. After passing Downs Way on the right, number 14 will be found on the right hand side.

To Be Let

A well presented end of terrace house with the benefit of replacement sealed double glazed windows, gas fired radiator central heating and modern kitchen and bathroom, available immediately. Arranged on two floors, the accommodation comprises:

Entrance Vestibule

Built-in cloaks cupboard, stairs to first floor.

Lounge/Dining Room

Laminate wood flooring, feature fireplace with fitted gas fire, built-in storage cupboard under stairs, double glazed sliding patio door leading to rear garden.

Kitchen

Modern range of fitted units comprising circular stainless steel sink with matching drainer, base drawers and cupboards, wall mounted cupboards, inset 4 ring gas hob with cooker hood above, electric oven below, plumbing available for washing machine, space for upright fridge/freezer, breakfast bar, cupboard housing gas fired central heating boiler.

Stairs to First Floor Landing

Trap to loft with extending loft ladder, electric light and power.

Bedroom One

Built-in wardrobe recess, storage cupboard over stairs.

Bedroom Two

Built-in wardrobe recess.

Bathroom

White suite of enclosed bath with shower above, low suite w.c., pedestal wash basin, part tiled walls, chrome heated ladder towel rail.

Outside

Good size front garden laid predominantly to

Tel: 01883 712261

lawn with flower/shrub borders. Side access to rear garden with paved patio leading to small area of level lawn, flower/shrub borders and garden shed.

Garage

En bloc

Tandridge District Council Tax Band D

Road Map



Hybrid Map



Terrain Map



Floor Plan

GROUND FLOOR

1ST FLOOR

TOTAL APPROX. FLOOR AREA 73.0 SQ.M. (786 SQ.FT.)

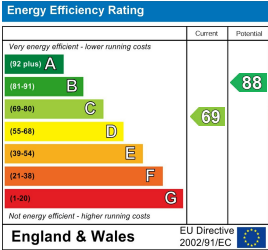
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Viewing

Please contact our Payne & Co. Office on 01883 712261 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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