



LINDEN HOLLOW, BRANKSOME PARK ROAD, GU15

KIER CHARLES

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LINDEN HOLLOW, BRANKSOME PARK ROAD, GU15

A family home positioned on a quiet road in the heart of Camberley town centre.

This beautiful home offers a spacious entrance hall, 27ft living room, two further reception rooms, refitted kitchen/breakfast room, wc, utility and separate office/games room to the ground floor.

The first floor offers a master bedroom with refitted ensuite, three further bedrooms and refitted family bathroom.

Camberley is ideally positioned thirty-five miles southwest of central London on the A30 and within easy access of junctions 3 & 4 of the M3 motorway.

There are regular trains from London to Camberley and fast trains from Farnborough to Waterloo (45 minutes).

Camberley offers a good variety of high street retailers and The Atrium complex has a nine-screen cinema, bowling alley, health & fitness club, cafés and restaurants, whilst nearby The Meadows has superstores including Marks and Spencer and Next.

Camberley Heath Golf Course offers excellent facilities along with Camberley Cricket Club and the Camberley Theatre. There is a wide range of well-respected schools in both the state and private sectors.

To fully appreciate the space, location, character and condition a personal tour with Kier Charles is highly recommended.

- **FOUR BEDROOMS**
- **TWO BATHROOMS**
- **FOUR RECEPTION ROOMS**
- **16FT LUXURY KITCHEN/BREAKFAST ROOM**
- **27FT LIVING ROOM**
- **SPACIOUS ENTRANCE HALL**
- **POTENTIAL FOR A LOFT CONVERSION STPP**
- **PRIVATE REAR GARDEN**
- **CLOSE TO TOWN CENTRE**
- **EXCELLENT SCHOOL CATCHMENT**

PROPERTY INFORMATION

Postcode | **GU15 2AQ**

Tenure | **Freehold**

PPrice | **£995,000**

Viewing | **By appointment with Kier Charles**





Branksome Park Road, Camberley, GU15

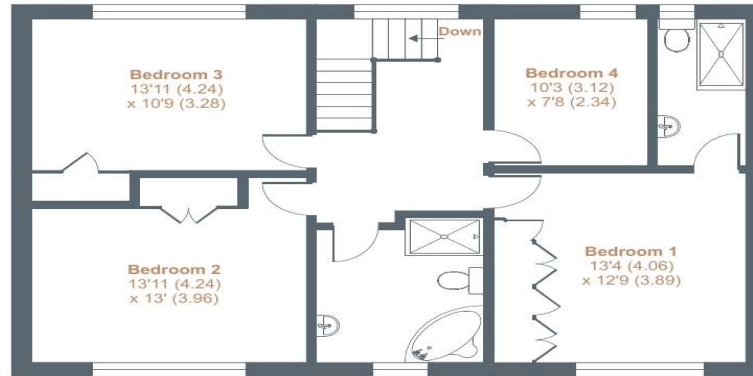
Approximate Area = 2141 sq ft / 198.9 sq m

Garage = 153 sq ft / 14.2 sq m

Outbuilding = 107 sq ft / 9.9 sq m

Total = 2401 sq ft / 223 sq m

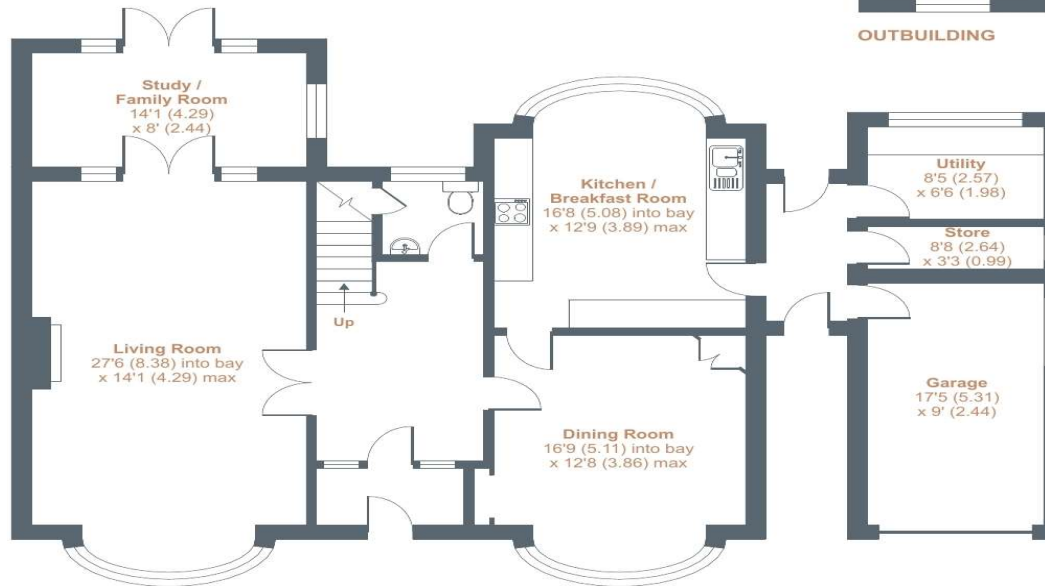
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FIRST FLOOR



OUTBUILDING



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2023. Produced for Kier Charles Property Services Limited. REF: 1024932

KIER CHARLES
PROPERTY SERVICES

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