

Asking Price £725,000 | Share of Freehold

Crawley Lodge, Crawley Ridge, Camberley, GU15 2AN

Romans







Key Features & Description

- Three-bedroom ground-floor character apartment (approx. 1,500 sq ft)
- Share of Freehold
- 21ft reception room with bay windows and high ceilings
- Open-plan dining room and kitchen with central island
- Separate utility room
- Principal bedroom with four-piece en-suite and new walk-in wardrobe
- Two further double bedrooms and a family bathroom
- Private south facing terrace and mature maintained communal grounds
- Off-street parking
- Double garage and cellar
- Excellent condition
- EPC Rating D | Council Tax Band D
- Service Charge £4000 PA | Ground rent £0 PA | 962 years

A beautifully presented three-bedroom apartment of almost 1,500 sq ft, occupying the ground floor of a handsome period residence set within mature, leafy communal grounds on one of Camberley's most desirable roads.

From the moment you step inside, this is a home defined by space and light. A striking entrance hall with soaring ceilings sets the tone, with the elegant proportions and period detailing carried throughout. To one side, the generous reception room is a real centrepiece — over 21 feet in length, framed by handsome bay windows that draw in light through the day and offer a leafy outlook over the grounds. Opposite, a spacious dining room flows naturally into the kitchen, creating a sociable, open feel that works equally well for relaxed family life and entertaining. The kitchen itself is full of character, with a substantial central island and breakfast seating beneath statement pendant lighting, ample shaker-style cabinetry, a range cooker and the same high ceilings found across the apartment. A separate utility room sits conveniently off the kitchen, keeping day-to-day clutter out of sight. The principal bedroom is a particular highlight, offering generous proportions and a luxurious four-piece en-suite complete with both a separate shower and a bath. There is a newly instable, and fully fitted walk-in wardrobe. The second bedroom enjoys its own attractive bay windows overlooking the private decking and the gardens beyond, while the third — a comfortable double — lends itself equally well to use as a guest room or home office. A separate family bathroom serves the apartment. Outside, a private decking and paved seating area provides the perfect spot to relax or entertain while enjoying the tranquil, green surroundings. Beyond lie the well-tended communal grounds, offering a genuine sense of seclusion. Further practical benefits include a useful cellar and a double garage — a rare and valuable addition.

Presented in excellent condition throughout and offered with a Share of Freehold, no ground rent and an exceptionally long lease, this is a distinctive and characterful home in a sought-after setting.



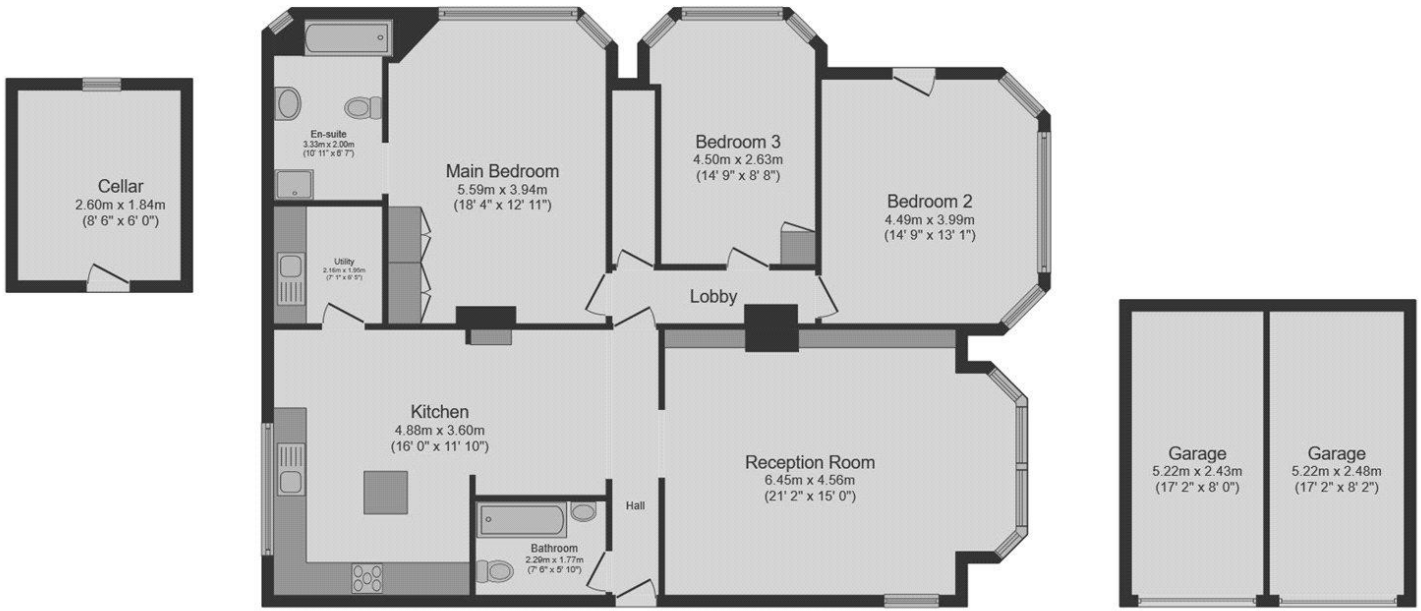












Total floor area: 173.8 sq.m. (1,871 sq.ft.)

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