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Garrett Crescent  
Chertsey,

Johnson  Jones

# 3 Garrett Crescent Chertsey, KT16 0SN

**Guide Price £395,000**

Located in the incredibly desirable Garrett Crescent in Chertsey, this remarkable Coach House offers a unique opportunity to purchase a freehold house with an integral garage and a substantial 965 sq. ft. of space.

As you enter, you are welcomed into a spacious open-plan kitchen, dining, and sitting room, perfect for entertaining or enjoying quiet evenings at home. The room is bathed in natural light, enhanced by a charming Juliet balcony that invites the outdoors in. The high specification throughout the property ensures a contemporary feel, with every detail thoughtfully considered.

This home features two well-proportioned double bedrooms, each adorned with bespoke panelled walls and fitted wardrobes, providing ample storage and a touch of elegance. The property also includes a handy utility room with fitted plumbing, further enhancing its practicality. The bathroom also does not fail to impress with luxury tiling, chrome fixtures, & led lighting.

For those with vehicles, the huge integral garage offers secure off-street parking, a rare find in such a desirable location. Additionally, being completely freehold means there are no ground rent charges to worry about and a very nominal £382.98 estate charge, allowing for a straightforward & affordable ownership experience. The grounds are maintained by Anthem Management, featuring manicured lawns, fresh flowers planted in the Spring, and a play area for children.

This property is not just a house; it is a lifestyle choice, situated in a luxury modern development in the heart of Chertsey. With its blend of contemporary design and functional living spaces, this home is ideal for anyone seeking to experience the best of modern living in a tranquil setting. Don't miss the opportunity to make this exceptional property your own.

Tenure: Freehold

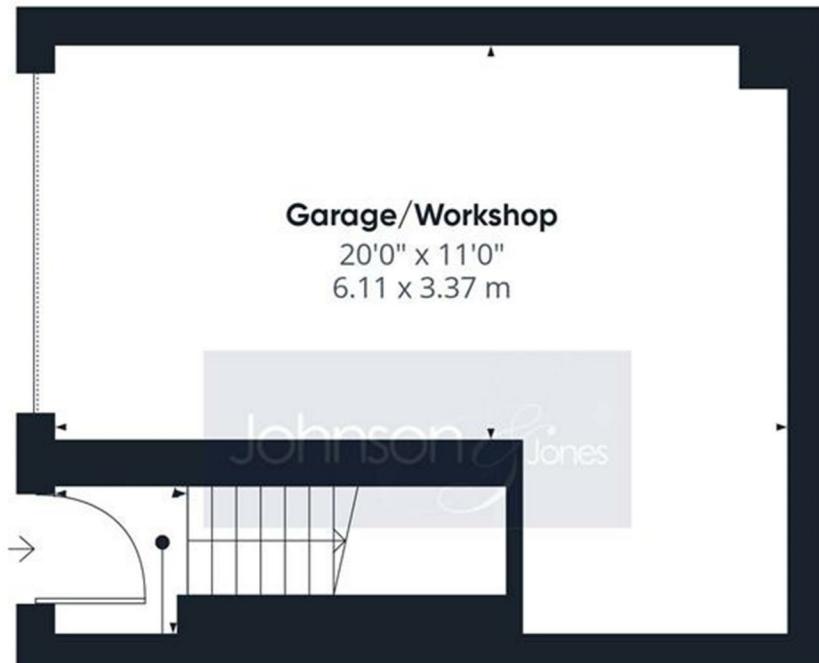
Estate Charge: £382.98 Per Annum

Council Tax: Band D

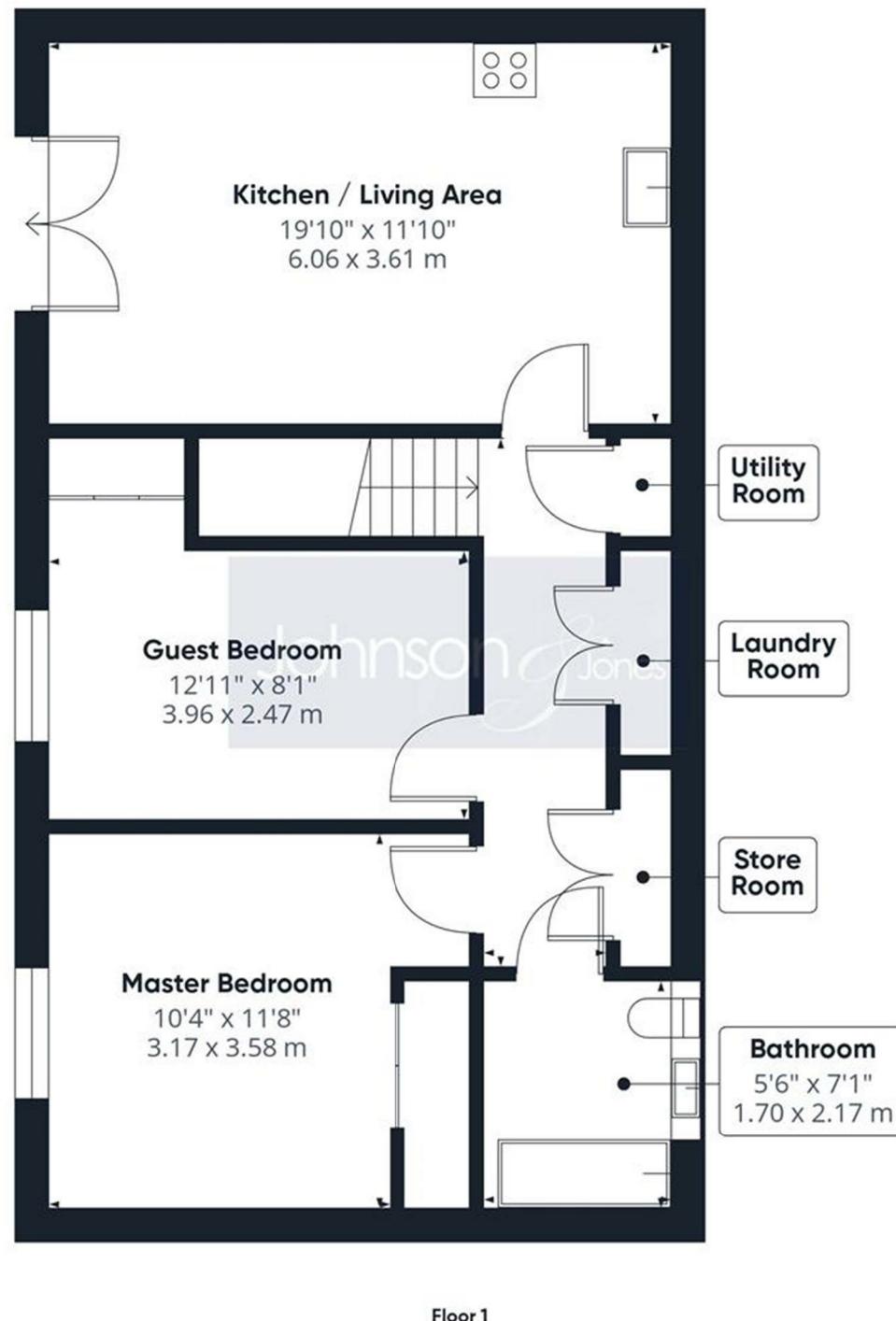


Disclaimer: Johnson and Jones Estate Agents cannot verify that the equipment, apparatus, fittings or services within this property are in working order, as they have not tested the relevant items. The buyer is advised to obtain verification from the solicitor dealing with the conveyancing or survey.





Floor 0



Approximate total area<sup>(1)</sup>

965 ft<sup>2</sup>  
89.5 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



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