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Staines Lane
Chertsey,

Johnson & Jones

6 Burley Orchard Staines Lane Chertsey, KT16 8PS

Guide Price £250,000

Burley Orchard is an exquisite retirement development tucked away at the end of a picturesque private cul-de-sac, offering a rare blend of town-centre convenience and lush, leafy seclusion. Just a short stroll from the heart of Chertsey, the setting offers a wonderful sense of privacy while staying perfectly connected to local amenities.

This impressively spacious first-floor residence features its own private entrance, complete with a fitted stairlift, and is offered to the market with the added benefit of a complete forward chain. The interior is bright and airy, with beautiful elevated views over the meticulously landscaped communal gardens & the old manor house. The accommodation includes two generous double bedrooms, both positioned to the rear to ensure a peaceful night's sleep, and a large three-piece bathroom featuring a contemporary walk-in shower. The heart of the home is a spacious reception room with ample space for both relaxing and formal dining, with a lovely box bay window. The kitchen has been fitted in contemporary white with LED lighting and plenty of space for a breakfast table.

Outside, the property benefits from a practical private storage shed and an abundance of resident parking within the manicured grounds. With Chertsey High Street located a mere 0.3 miles from your front door and excellent transport links nearby, this home offers the ultimate in effortless retirement living. Internal viewings are highly recommended to truly appreciate the quiet elegance and prestige of this sought-after development.

Tenure: Leasehold

Lease Length: 169 Years remaining

Service Charge: £2,844 per annum

Ground Rent: £0.00 per annum

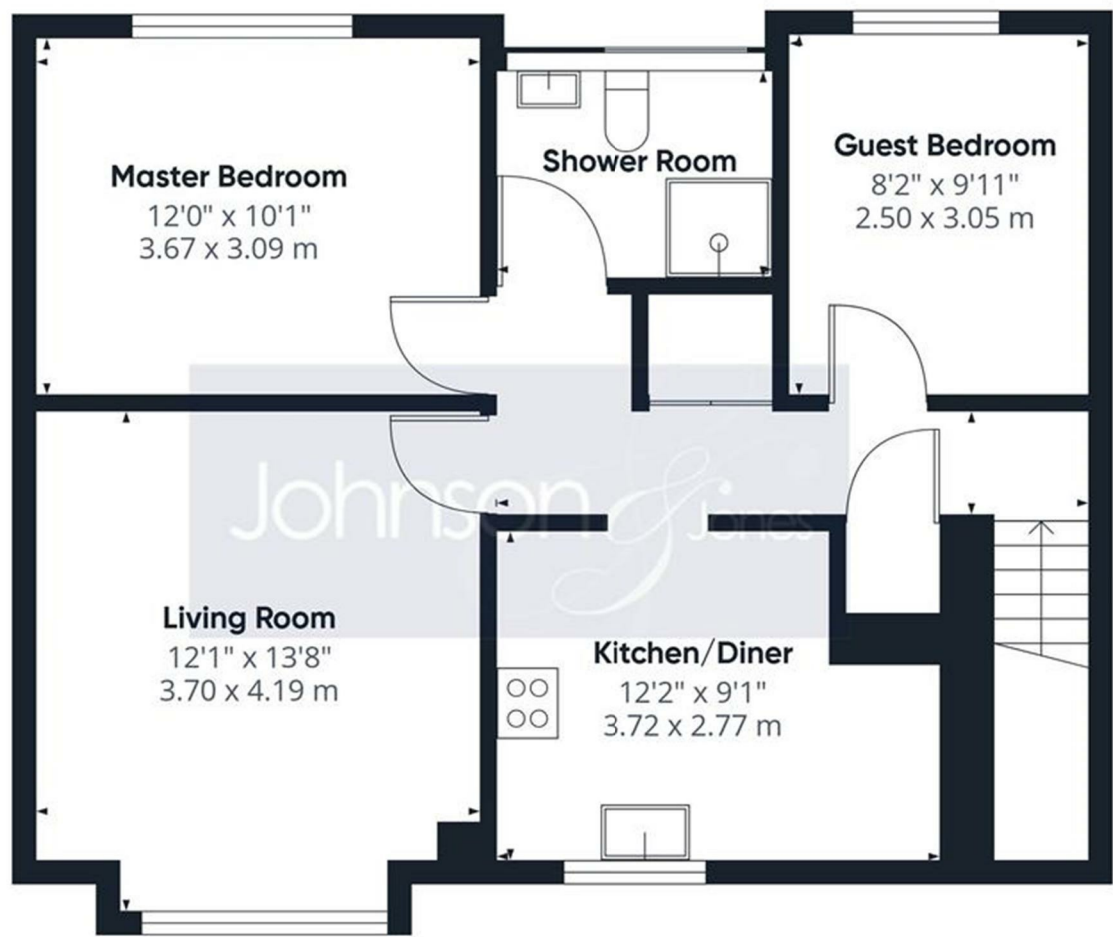


Disclaimer: Johnson and Jones Estate Agents cannot verify that the equipment, apparatus, fittings or services within this property are in working order, as they have not tested the relevant items. The buyer is advised to obtain verification from the solicitor dealing with the conveyancing or survey.





Floor 0



Floor 1

Approximate total area⁽¹⁾
656 ft²
60.9 m²

(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.





10 London Street, Chertsey
Surrey, KT16 8AA

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