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Wrabness Way
Laleham, Surrey

Johnson & Jones

13 Wrabness Way Laleham, TW18 2SG

Offers In Excess Of £600,000

- LAUNCH DAY - SATURDAY 24TH OCTOBER - BY APPOINTMENT ONLY -

Located in the charming village of Laleham, this delightful house on Wrabness Way presents a rare opportunity for those seeking a home with immense potential. Built in the early 1960s, this property is being offered for sale for the first time since its construction, making it a unique find in a picturesque village setting.

The house boasts three spacious double bedrooms, ensuring ample room for family living or guests. The large dual-aspect through lounge-diner is perfect for entertaining, while the generous kitchen/diner provides a welcoming space for family meals. A convenient ground-floor cloakroom and W/C add to the practicality of the layout, complemented by a well-appointed first-floor family bathroom.

Set on a substantial plot, the property benefits from off-street parking for several vehicles and an attached garage, making it ideal for families with multiple vehicles. The south-facing rear garden offers a sunny retreat, perfect for enjoying the outdoors or gardening enthusiasts. Although the property is in need of modernization, it presents a fantastic opportunity to create a personalized living space tailored to your tastes. There is also significant potential for extension, subject to planning permission, allowing you to further enhance this lovely home.

Laleham is renowned for its historic charm and vibrant community, with local pubs and scenic riverside walks along the Thames just moments away. The property is situated in a stunning, quiet cul-de-sac, providing a peaceful environment while still being conveniently located just 1.4 miles from Staines Railway Station.

This house is a true blank canvas waiting for your vision, offering a wonderful chance to create a dream home in a sought-after location. Don't miss out on this exceptional opportunity to invest in a property with both character and potential.

CHAIN-FREE SALE!

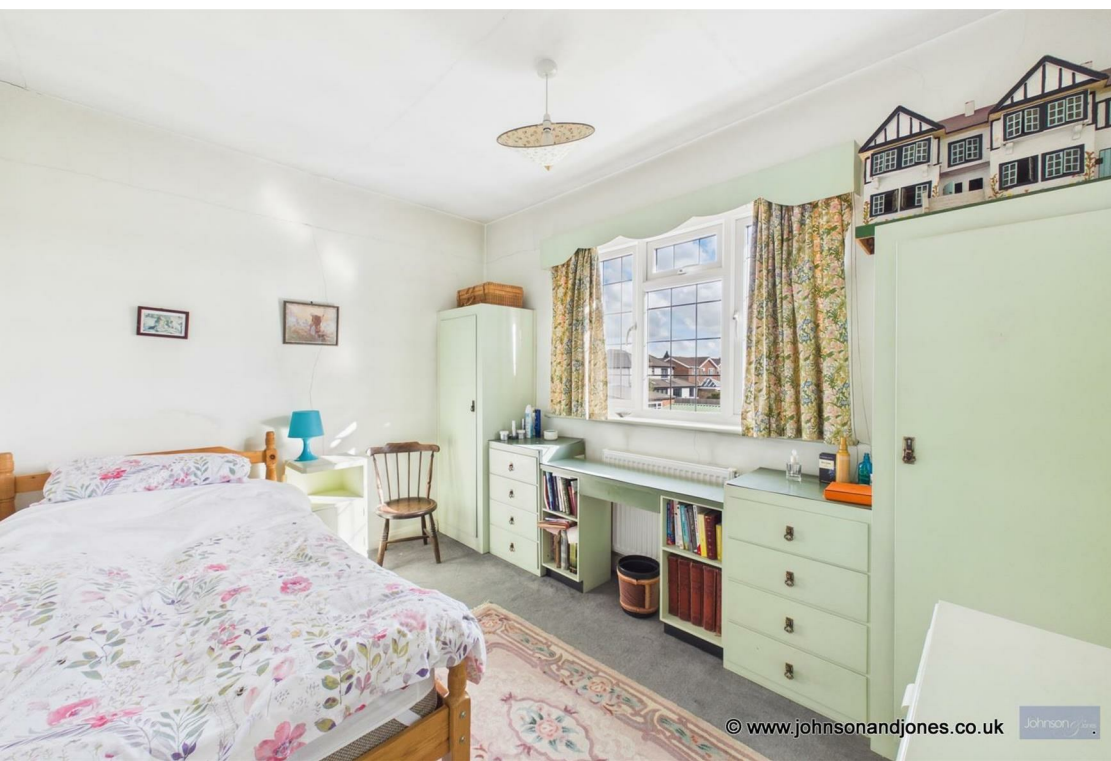


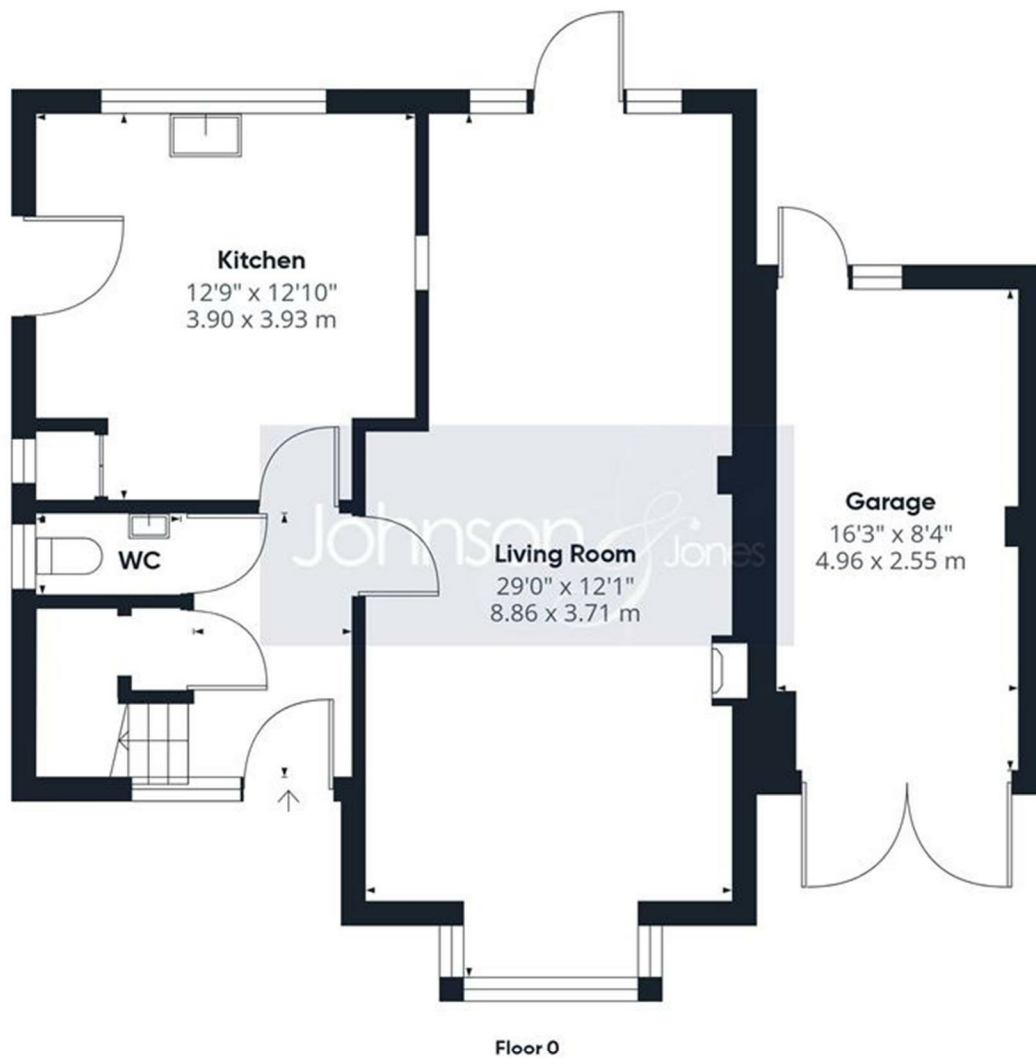
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Disclaimer: Johnson and Jones Estate Agents cannot verify that the equipment, apparatus, fittings or services within this property are in working order, as they have not tested the relevant items. The buyer is advised to obtain verification from the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





Approximate total area^m

1232 ft²

114.7 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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

GIRAFFE360





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