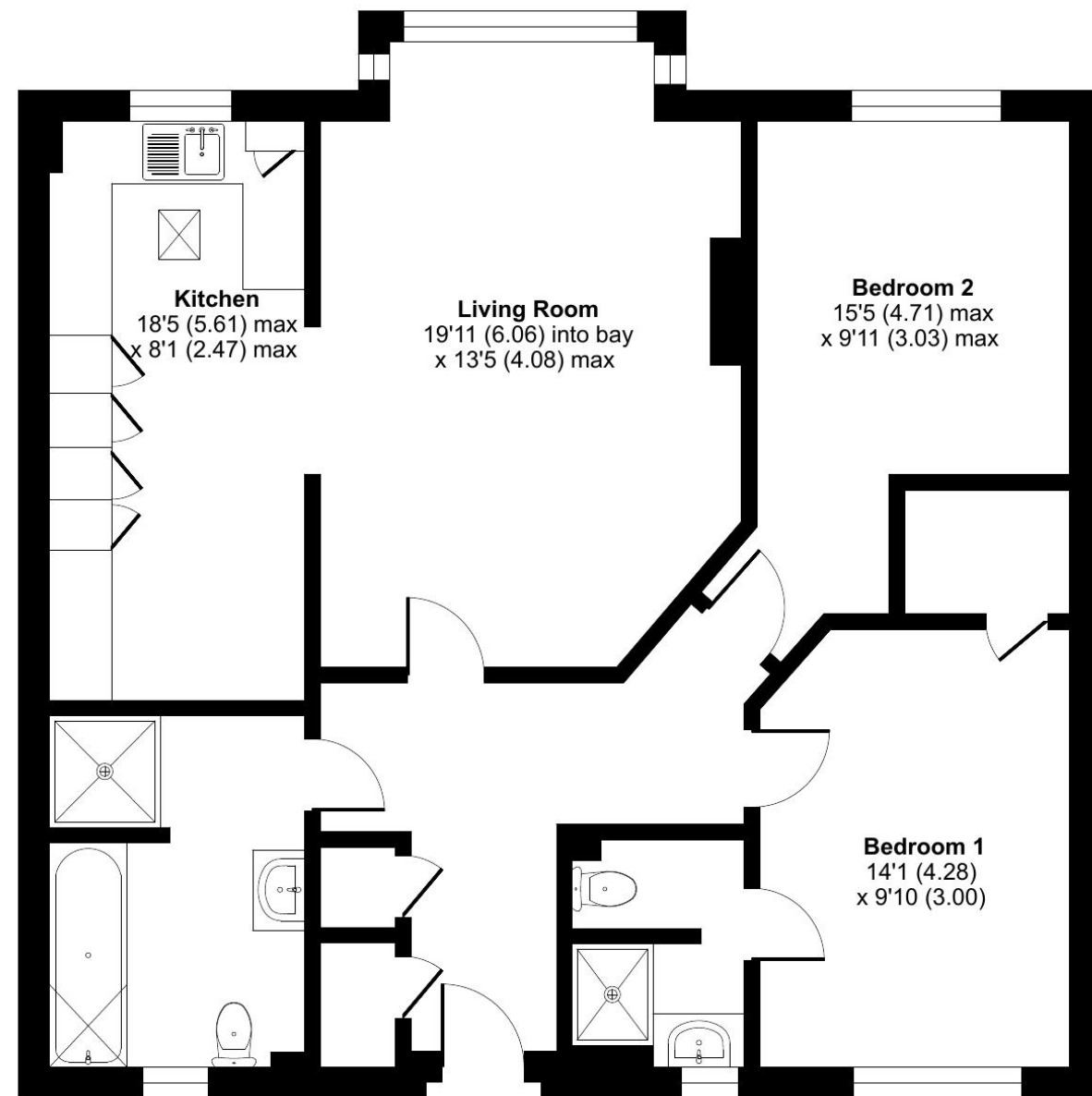


**Sutton Green Lodge, Mayford Grange, Westfield Road,
Woking, GU22**



Approximate Area = 996 sq ft / 92.5 sq m
For identification only - Not to scale



FIRST FLOOR

Talk to the team today to find out more or to arrange a visit:

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Mayford Grange

Continue to live how you like and do what you love at Mayford Grange.

RETIREMENT
VILLAGES

25 SUTTON GREEN LODGE



Attractive spacious two bedroom apartment offering a welcoming setting in a well-regarded retirement development.



Apartment



2 Bedrooms



2 Bathrooms

Key features:

- Spacious kitchen breakfast room
- Spacious living accommodation
- Convenient for the Clubhouse
- EPC Rating: B

**£400,000
Leasehold***



Continue to live how you like and do what you love at Mayford Grange.

Mayford Grange borders the Surrey Hills Area of Outstanding Natural Beauty. The village itself is adjacent to Sutton Green Golf Club, great for golfers and walkers. The nearby town of Woking provides essential amenities such as supermarkets, shopping centres, hotels, a doctor's surgery, a Post Office, museums and a church.

Amenities and features:

- Community restaurant and bar
- On site hairdressers
- Landscaped Gardens
- A calendar of resident events
- Guest Suite
- Great transport links

25 Sutton Green Lodge is a spacious two-bedroom, two-bathroom retirement apartment, thoughtfully designed for comfortable and convenient living. Presented in excellent condition, the property features a generous kitchen with breakfast area, integrated AEG double oven and hob, Electrolux fridge freezer and dishwasher and well-proportioned living accommodation with views to the gardens. The master bedroom features fitted wardrobes and an en suite wet room. Second double bedroom and large separate bathroom with separate shower and bath.

Mayford Grange is thoughtfully designed around beautifully landscaped gardens, offering residents a peaceful and tranquil environment. Our community at Mayford cultivates a strong sense of togetherness, creating an atmosphere of serenity and kindness.

