

TWO BEDROOM, GROUND FLOOR APARTMENT

**3 Arnold Court, Plot 20. Audley Fairmile,
Fairmile Lane, Cobham KT11 2BU
01932 366 139**

Property specifications:

- Main bedroom has double fitted wardrobes and en suite shower room
- Second bedroom is a large double
- Guest bathroom with Villeroy & Boch sanitaryware
- Fully fitted kitchen with space for a table
- Integrated Neff appliances
- Open plan living room with kitchen
- Private terrace accessible from living room
- Hallway storage

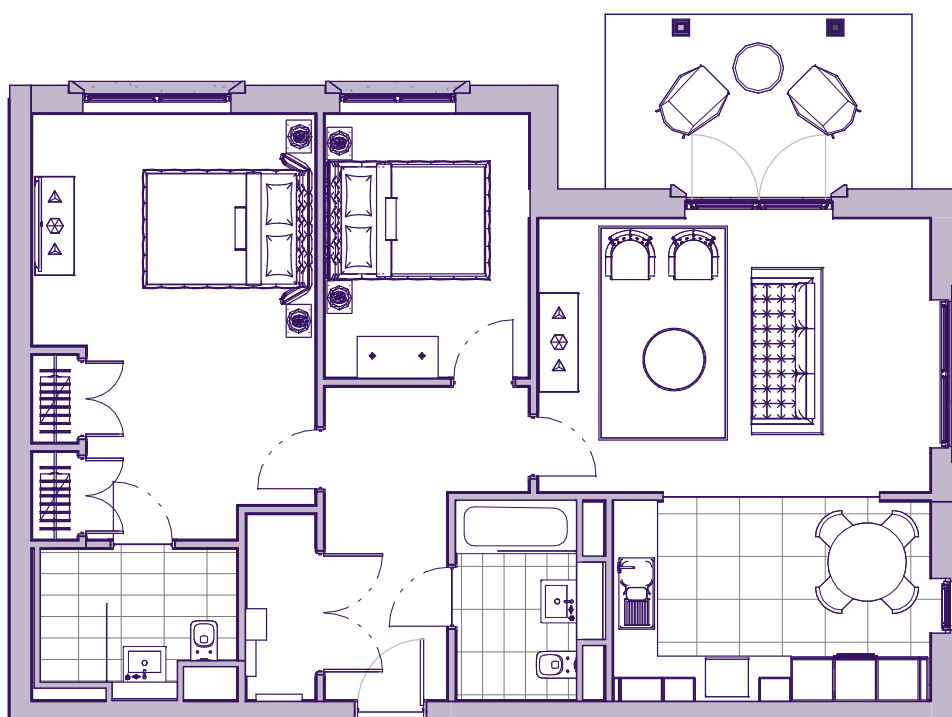
Please see the village brochure and key facts for further information.



Images for illustration purposes only.

THE LAYOUT

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Internal Measurements	Metric (m)	Imperial (ft)
Living/dining room	3.86 x 5.52	12'8" x 18'2"
Kitchen	2.82 x 4.47	9'3" x 14'8"
Main bedroom	5.99 x 4.00	19'8" x 13'1"
Bedroom two	3.72 x 2.89	12'2" x 9'6"
Terrace (approx)	2.45 x 4.30	8'0" x 14'1"



These floor plans are illustrative and for marketing purposes only. Maximum measurements are shown with longer dimension quoted first. Dimensions are quoted for the main area of the room only. Built-in wardrobes not included in the overall room dimensions. Furniture shown to illustrate possible room layouts and not included in sale. Designs vary according to plot. All details should be checked at the Sales Office. October 2021.