



**Jackie Quinn**  
estate agents

**93 Windfield, Leatherhead**

Guide Price **£275,000**

This light and spacious ground floor TWO DOUBLE BEDROOM apartment, WITH GARAGE, is situated in a highly convenient location, within a short walk of Leatherhead town centre and mainline railway station.

The generous reception room has space for a dining table. The well fitted kitchen/breakfast room has a range of base and wall units, with plumbing for a washing machine and dishwasher.

The two bedrooms are both good size doubles, large windows allow light to flood in. A hallway with ample storage and the bathroom complete this attractive property.

New boiler installed 2026

Set in well maintained communal gardens. The en-bloc garage has LED lighting.

Leatherhead town centre has a variety of shops, cafes and restaurants. Leisure options include a theatre and gyms. The beautiful green spaces of The Surrey Hills, with many walks to explore are on your doorstep.

There is a regular rail service to London Waterloo and Victoria from Leatherhead station.

Gatwick and Heathrow airports can be accessed via Junction 9 M25.

PLEASE NOTE THIS PROPERTY CAN NOT BE LET.

Lease 999 years from 1965

Council Tax band: C

Tenure: Leasehold

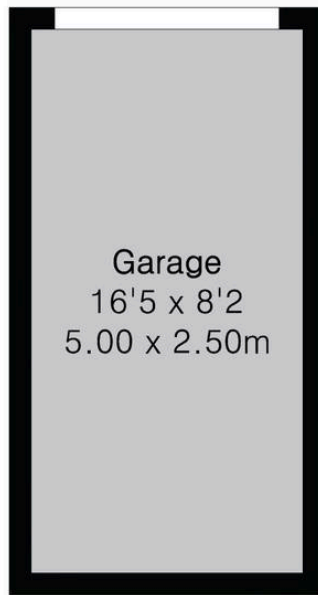
- Ground floor two bedroom flat with garage. Long lease. Convenient for Leatherhead town center and railway station.



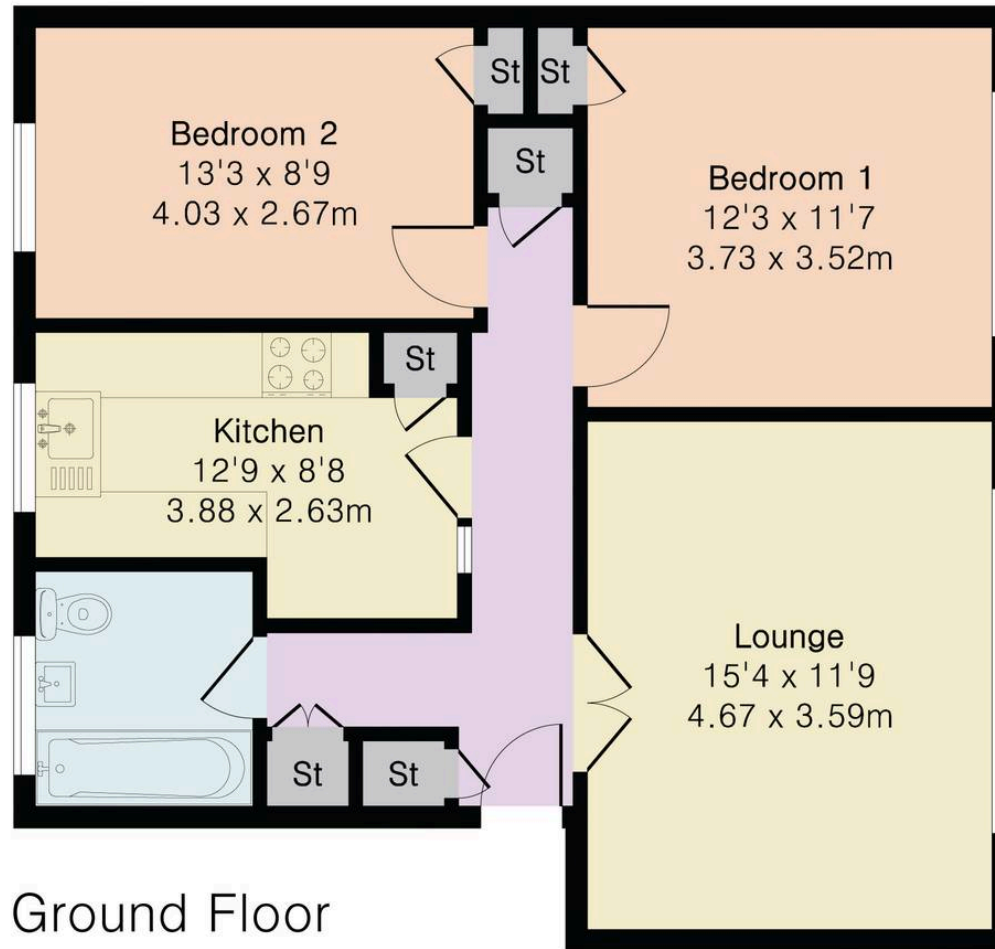


# Approximate Gross Internal Area 723 sq ft - 67.1516 sq m (Excluding Garage)

Garage Area 135 sq ft – 12.5000 sq m



Garage



Ground Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.





## Jackie Quinn Estate Agents

8 Swan Court High Street, Leatherhead - KT22 8AH

01372 375025 • leatherhead@jackiequinn.co.uk • www.jackiequinn.co.uk/

Jackie Quinn Estate Agents Ltd. Company number 3043609



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