

# Landlords

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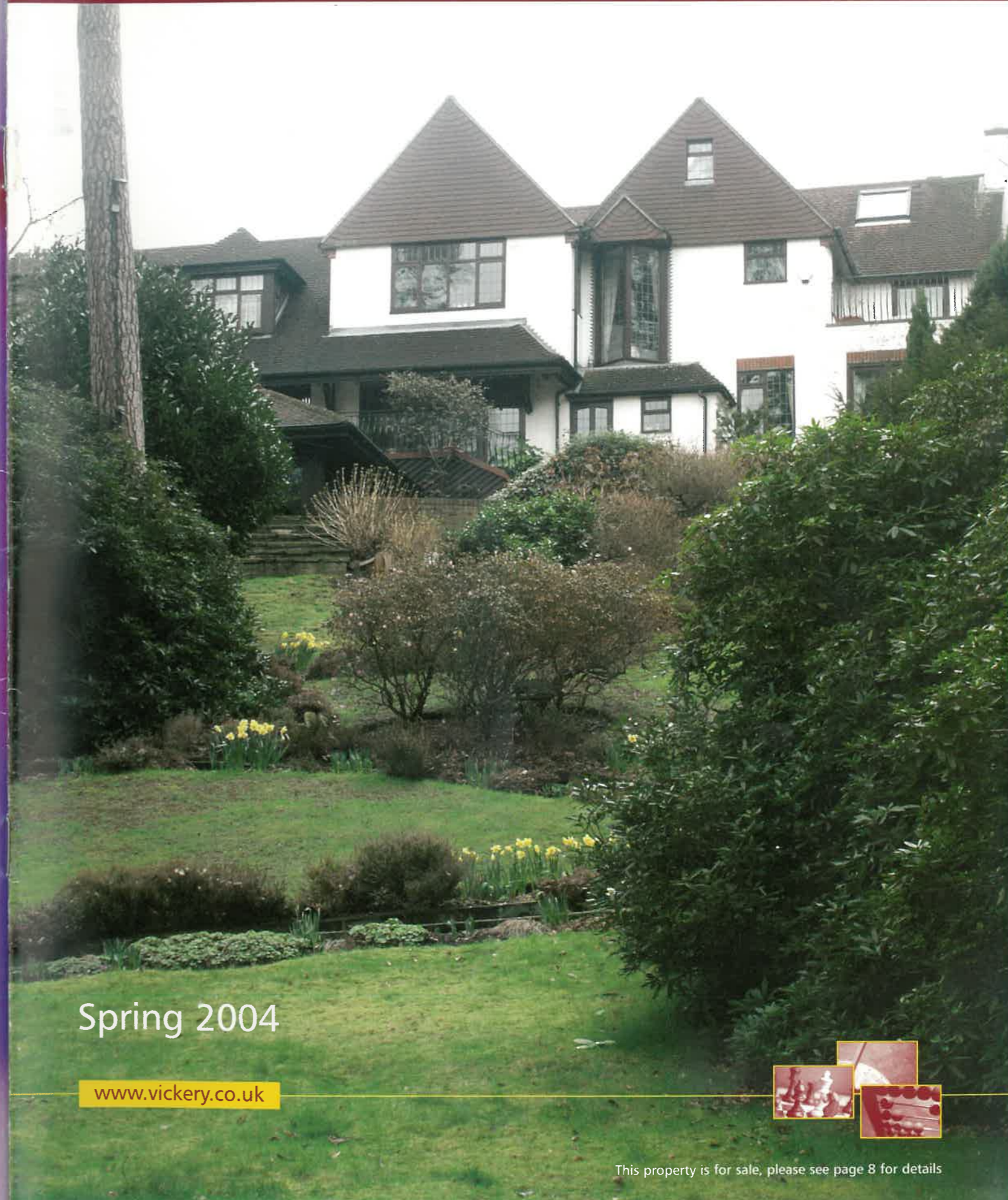
**0800 035 2741**



[www.vickery.co.uk](http://www.vickery.co.uk)

Issue 72 **property directory**

Residential Sales & Lettings offices in Hampshire & Surrey



Spring 2004

[www.vickery.co.uk](http://www.vickery.co.uk)



This property is for sale, please see page 8 for details

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## OPENING HOURS

Monday	9am to 7pm	Friday	9am to 6pm
Tuesday	9am to 7pm	Saturday	9am to 5pm
Wednesday	9am to 6pm	Sunday	10am to 4pm
Thursday	9am to 7pm		(Sales only)



### 36 PAGE EDITION....

In line with our commitment to providing market-leading promotion for our clients' homes, the Property Directory has been expanded to 36 pages and now includes separate sections for each branch office, incorporating local market comment and editorial. The Property Directory will continue to be delivered to up to 45,000 homes locally by our own staff.

### MAJOR IMPACT...

The new compact sized local Property Directories have been a runaway success. These A5 sized magazines have been tailored to the marketing requirements of each office, and focus on the more recent housing developments within the local areas. With so many people moving locally, this has proven to be an excellent sales tool. Next issue out soon.

### THE MARKET....

Although base rates have been increasing, demand for property of all types is currently greater than supply. We are therefore in a "sellers market" and over the coming months we are expecting demand to increase further during the traditionally busy Spring market. If you are thinking of selling, please contact your local office for a free market appraisal.

### BORED WITH BOARDS?...

Our new style boards have been well received by buyers and sellers. Designed to stand out, yet to be environmentally friendly, these new style boards have three differing backgrounds, each of which depicts one of our service philosophies. Look out for chess pieces, chequered flags, and abacuses; images which are in line with our wish to adopt sound marketing strategies, obtaining best results for vendors, and ensuring that the best investment value is achieved for landlords.



# COSTA BLANCA, SPAIN

BUYING YOUR DREAM HOME HAS NEVER BEEN SIMPLER

# OPEN DAY AT FLEET

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INVESTMENTS • LUXURY VILLAS  
APARTMENTS • TOWN HOUSES



TO BE HELD AT:  
Vickery & Co, 204 Fleet Road,  
Fleet, Hampshire GU51 4BY  
Telephone: 01253 628282



### Camberley

- Two Bedroom Apartment • First Floor
- Living Room 24'11 x 12'5 • In Need Of Modernisation
- Close To Town Centre • Garage

£179,950 COURT/1807/2  
Camberley Office (01276) 22088



### Heatherside

- End Of Terrace Property • Three Bedrooms
- Garage In Block • Garden Approx. 45' In Length
- Close To Local Schools and Shops
- Cul-De-Sac Location

£207,500 BRAMC/18078/2  
Camberley Office (01276) 22088



### Camberley

- Detached Property • Master Bedroom With Dressing Room And En-suite Bathroom
- En-suite Shower Room To Bedroom 2
- Two Further Bedrooms • Three Reception Rooms
- Integrated Speaker System

£575,000 BECH/15937/2  
Camberley Office (01276) 22088



### Camberley

- Detached Property • Five Bedrooms
- Four Reception Rooms
- En-suite Facilities to Bedrooms 1 and 2
- Double Garage • Within One Mile Of Town Centre

£580,000 OAKLE/18070/2  
Camberley Office (01276) 22088



### Fleet

- Detached Chalet Bungalow • Three Double Bedrooms
- Two Reception Rooms • Re-fitted Kitchen & Bathroom
- Rear Garden Approx. 60' • No Onward Chain

£320,000 AVOND/18069/1  
Fleet Office (01252) 620255



### Ashburnham Meadows

- Detached Property • Four Bedrooms • En-suite Bathroom • Kitchen/Breakfast Room & Utility Room
- UPVC Double Glazing • Double Garage
- No Onward Chain

£425,000 MEADQ/18061/1  
Fleet Office (01252) 620255



### Church Crookham

- Three Double Bedrooms • Kitchen/Breakfast Room
- Two Reception Rooms • Two Bathrooms
- Non-Estate Location • Off-Street Parking
- No Onward Chain

£339,950 MORET  
Fleet Office (01252) 620255



### Lightwater

- Detached Property With Character
- Re-fitted Farmhouse Style Kitchen/Breakfast Room
- Many Character Features
- Re-fitted En-suite Shower Room • Double Garage
- Occupying Mature Grounds In An Established Location

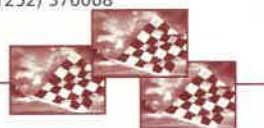
£425,000 ROSEC/18122/4  
Lightwater Office (01276) 452000



### Farnborough

- Link-Detached Property In Non-Estate Location
- Four Bedrooms • En-suite Shower Room
- Kitchen/Breakfast Room
- Close To Farnborough North Station
- No Onward Chain

£324,950 MANOR/18374/5  
Farnborough Office (01252) 370008



## CAMBERLEY OFFICE

## CAMBERLEY TEAM

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Associate Director



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Negotiator



Richard Partridge  
Negotiator



Will Rosten  
Negotiator



David Wanless  
Client Manager

## MARKET REPORT

Following a strong finish to 2003, the New Year market in Camberley has started in a very positive fashion. It is clear that with demand outstripping supply in all price ranges, we are set for a busy Spring market. Particularly strong is the demand for starter homes by first time buyers entering the market, and buy to let investors. The general market has been well supported by purchasers making up-market moves locally, helping to fuel the market as local chains of purchases build up. Without doubt, values are strong with our office selling property on average within four weeks of it being placed on the market and achieving 99% of the asking price.

Of course, the key to good sales performance lies in offering excellent service, and I am indebted to our in-house Training Division, which provides my team with constant professional development, and the motivation to want to provide an unrivalled service.

If you are considering selling your home, please feel free to arrange a free market appraisal. Alternatively, please call into the office, my team and I would be pleased to demonstrate to you the services we are able to offer, in order to gain the best possible price for your property, whilst providing a service that is second to none.



Left to right: Lois Greenwood, Rebecca Abrahamiah, Olivia Hughes. Background: David Vertannes.

## YOUNG ARTISTS

We recently held a picture competition at Prior Heath School in Camberley. The standard of entries was very high and it was extremely difficult to select the best entries from those received. The winners were Lois Greenwood from the Reception class, Rebecca Abrahamiah from Year 1, and Olivia Hughes from Year 2. The overall winner was Rebecca Abrahamiah.



Left to right: Mrs Gusden (PTA Chairperson), David Vertannes, Mrs Allan (Head Teacher)

## PRIOR HEATH INFANTS SCHOOL

Following two successful sales for parents of pupils at Prior Heath School, Vickery & Company donated the sum of £500 to the School, which has been added to the fund for the building of a new classroom. If you have a child at Prior Heath School, and are thinking of moving, please contact us for further details.

## DON'T ASK US!

Excerpts from commendation letters recently received by this office:

"Your patience, professionalism and understanding throughout what has been quite a difficult period, has been exemplary, and it has been a pleasure dealing with you and your team. I shall ensure that I recommend Vickery & Co. to all interested parties at every opportunity."

"This transaction was anything but smooth, quite the opposite in fact, but I write to say thanks to your staff for all their help. Mike and David were outstanding in bringing the sale to completion - without their efforts I feel the whole thing would have fallen through."

Extracts from letters are available at your local office.



## Sandhurst

- Retirement Apartment
- Bedroom • Living Room
- Kitchen & Bathroom
- Communal Facilities
- Electric Heating
- Close To Shops & Station
- Close To Bus Routes

£99,950 MCKER/17784/2  
Camberley Office (01276) 22088



## Camberley

- Cul-de-Sac Location
- Approx 1 Mile from Town Centre
- Character Features
- Improvements
- Extended Kitchen
- Mainly Double Glazed
- Enclosed Garden

£165,000 EATON/17632.2  
Camberley Office (01276) 22088



## Camberley

- Purpose Built
- First Floor • Two Bedrooms
- Built-in Wardrobes
- Kitchen with Oven & Hob
- UPVC Double Glazing
- Parking
- Close To Town Centre

£159,950 YROKP  
Camberley Office (01276) 22088



## Camberley

- Conversion Apartment
- Living Room
- Re-fitted Kitchen
- Re-fitted Bathroom
- Two Bedrooms
- Own Entrance
- Close To Shops & Station

£169,950 GORDO/14894/2  
Camberley Office (01276) 22088



## Camberley

- First Floor Apartment
- Two Bedrooms
- Re-fitted Kitchen
- Re-fitted Bathroom
- Double Glazing
- Garage
- Close To Town Centre

£172,950 RAILI/17976/2  
Camberley Office (01276) 22088



## Heatherside

- Terraced Property
- Three Bedrooms
- Re-fitted Bathroom
- 16'10 x 15'9 Living Room
- Kitchen
- Garage
- Close To Shops & School

£184,950 MILHO/17958/2  
Camberley Office (01276) 22088



## Heatherside

- End-of-Terrace
- Three Bedrooms
- 22'10 x 10'11 Living Room
- 17'10 Kitchen/Breakfast Room
- Garage
- Gardens
- Close to Shops and Schools

£185,000 BRAND/17890/2  
Camberley Office (01276) 22088



## Cheylesmore Park

- Terraced Property
- Two Bedrooms
- Bathroom
- Living Room
- Kitchen With Oven & Hob
- Garage
- Approx. 75' Rear Garden

£189,950 CHEYL/17864/2  
Camberley Office (01276) 22088



## Yateley

- Three Bedrooms
- Terraced House
- Two Reception Rooms
- Kitchen & Bathroom
- Garage
- Off-street Parking
- Close To Local Shops

£190,000 STABL/17966/2  
Camberley Office (01276) 22088



## Camberley

- Three Bedroom End-of-Terrace
- Living Room
- Kitchen/Dining Room
- Garage
- En-Suite to Master Bedroom
- Gated Development
- Rear Garden 32' x 25' approx

£219,950 HEATH/18028/2  
Camberley Office (01276) 22088



## Camberley

- Newly Converted Apartments
- Two Bedrooms
- Bathroom & Shower Room
- Gas Radiator Heating
- Kitchen with Integrated Appliances
- Double Glazing
- Close To Town Centre

£225,000 - £250,000 LANCE/18030/2  
Camberley Office (01276) 22088



## Camberley

- Semi-Detached
- Three Bedrooms
- Re-fitted Bathroom
- Re-fitted Kitchen
- Parking for Several Cars
- Approx 120' Rear Garden
- Close To Town Centre

£275,000 CHILL/17834/2  
Camberley Office (01276) 22088



## Camberley

- Purpose-Built Apartment
- Two Bedrooms
- 24'11 x 12'5 Living Room
- Re-fitted Kitchen
- Re-fitted Shower Room
- Double Glazing • Garage
- Close To Town Centre

£185,000 COURT/17598/2  
Camberley Office (01276) 22088



## Camberley

- End-Of-Terrace Property
- Two Bedrooms • Living Room
- Re-fitted Kitchen
- Re-fitted Bathroom
- Conservatory
- Approx. 85' Rear Garden
- Double Glazing

£189,950 CAESA/17280/2  
Camberley Office (01276) 22088



## Camberley

- Conversion Apartment
- Two Bedrooms
- Re-fitted Bathroom
- Re-fitted Kitchen
- Some Original Features
- Southerly Facing Communal Grounds
- Sought-after Location

£219,950 WOOD/17838/2  
Camberley Office (01276) 22088



## Camberley

- Purpose-Built
- Penthouse Apartment
- Two Bedrooms
- En-Suite Shower Room
- Living Room
- Kitchen With Appliances
- Grounds And Parking

£209,950 TIDES/17896/2  
Camberley Office (01276) 22088



## Camberley

- Refurbished Detached Property
- Three Bedrooms
- Three Reception Rooms
- Re-fitted Kitchen • Re-fitted Bathroom
- UPVC Double Glazing
- Garage & Parking
- No Onward Chain

£275,000 FRIMU/17794/2  
Camberley Office (01276) 22088



## Camberley

- Property With Character
- Three Bedrooms • Re-fitted Bathroom
- Re-fitted Kitchen
- Three Reception Rooms
- UPVC Double Glazing
- Approx. 90' Rear Garden
- Town Centre Location

£289,950 GORDO/17778/2  
Camberley Office (01276) 22088





### Amber Hill

- Link-Detached Property • Three Bedrooms
- Dressing Room & En-Suite • Two Reception Rooms
- Kitchen/Breakfast Room
- Southerly Facing Rear Garden

**£299,950** FRANCI/17728/2  
Camberley Office (01276) 22088



### Camberley

- 3-Storey Town House • Three/Four Bedrooms
- Two/Three Reception Rooms • En-Suite Shower Room
- Double Glazing • Landscaped Rear Garden
- Close To Town Centre.

**£339,950** LANCA/16220/2  
Camberley Office (01276) 22088



### Cheylesmore Park

- Detached Property • Four Bedrooms
- En-Suite Shower Room • Three Reception Rooms
- Conservatory • Re-fitted Bathroom • Re-fitted Kitchen
- Located On Cheylesmore Park

**£355,000** CHEYL/17978/2  
Camberley Office (01276) 22088



### Camberley

- Five Bedrooms • Two Bathrooms
- Two Reception Rooms • Kitchen/Breakfast Room
- Many Original Features • Deep Skirting Boards
- Ornate Coved Ceilings
- Walking Distance Of Town Centre

**£359,950** GRAND/17830/2  
Camberley Office (01276) 22088



### Wellington Park

- Detached • Four Bedrooms • En-Suite Shower Room
- Two Reception Rooms • Re-fitted Kitchen
- Conservatory • Bonus Loft Room
- Cul-de-Sac Location

**£359,950** DARRA/17852/2  
Camberley Office (01276) 22088



### Heatherside

- Chalet Style Property • Three/Four Bedrooms
- Re-fitted Bathroom • Two/Three Receptions
- Downstairs Shower Room • Double Garage
- Flexible Accommodation

**£384,950** CUMBE/17884/2  
Camberley Office (01276) 22088



### Wellington Park

- Four Bedrooms • Detached • Living Room
- Dining Room • Study • Conservatory
- En-Suite to Master Bedroom

**£399,950** CAMB 31374/2  
Camberley Office (91276) 22088



### Wellington Park

- Detached Bryant Home • Five Bedrooms
- Two Bathrooms and En-Suite Shower Room
- Two Separate Reception Rooms • Conservatory
- Re-fitted Kitchen/Breakfast Room
- Extended and Improved

**£469,950** PENIN/15475/2  
Camberley Office (10276) 22088



### Camberley

- Detached • Four Bedroom • Three Reception
- En-Suite • Re-fitted Kitchen • Re-Fitted Bathroom
- Double Garage • Cul-de-Sac Location

**£479,950** CARLI/18026/2  
Camberley Office (01276) 22088



### Heatherside

An extended five bedroom detached property situated in a cul-de-sac position. Ravenswood and Tomlinscote schools are approx 1.5 miles from the property.

- Four Reception Rooms • Re-fitted Family And En-Suite Bathrooms
- Re-fitted Kitchen • Part Double Glazing • Town Centre Approx. 3 Miles
- Cul-de-Sac Location

**£479,950** CHERR/17718/2  
Camberley Office (01276) 22088



### Camberley

An extended Charles Church 'Lyndhurst' property situated on the popular Hillsborough Park development backing onto Camberley Heath Golf Course.

- Four Bedrooms • Dressing Room & En-Suite Bathroom • Re-fitted Bathroom
- Re-fitted Kitchen • Four Reception Rooms • Conservatory

**£535,000** HILLS/17898/2  
Camberley Office (01276) 22088



### Camberley

A four bedroom Eden-built property situated within walking distance of Camberley town centre and local amenities.

- En-Suite Bathroom • Three Reception Rooms • Off-Street Parking
- Double Width Garage

**£550,000** PARKR/17980/2  
Camberley Office (01276) 22088



### Camberley

An extended and refurbished house situated in an established location.

- Six Bedrooms • Four Reception Rooms
- Master Bedroom With Walk In Wardrobe And En-Suite Bathroom
- Conservatory • Double Glazing • Garage & Parking • Approx. 0.2 Acre Plot

**£525,000** BYRON/17454/2  
Camberley Office (01276) 22088



### Camberley

A five bedroom detached property situated in a non-estate location close to Camberley town centre and amenities.

- Three Reception Rooms • Re-fitted Kitchen • Re-fitted Bathroom And En-Suite
- Conservatory • Double Garage • Rear Garden Approx. 60' x 56'

**£535,000** WAVER/18044/2  
Camberley Office (01276) 22088

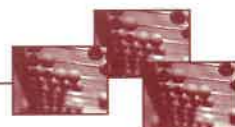


### Camberley

An extended six bedroom Eden-built property situated within walking distance of Camberley town centre.

- Four Reception Rooms • Two En-Suite Bathrooms • Refitted Family Bathroom
- Double Width Garage • Approx. 70' x 56' Rear Garden
- Parking For Several Cars • Rear Garden Approx. 140' x 70'

**£550,000** AMBER/17498/2  
Camberley Office (01276) 22088





### Camberley

A Charles Church 'Allingham' style property situated in a sought-after location approximately one mile from Camberley town centre and railway station.

- Five Bedrooms • Two Bathrooms • Three Reception Rooms
- Kitchen/Breakfast Room • Double Garage

**£550,000** WALK/17570/2  
Camberley Office (01276) 22088



### Camberley

A five bedroom property with Camberley town centre and railway station approximately 2.75 miles and Tomlinscote and Ravenswood schools approximately one mile.

- Three Reception Rooms • En-Suite Bathroom • Family Bathroom
- Re-fitted Kitchen • Double Garage

**£575,000** WIND/18046/2  
Camberley Office (01276) 22088



### Camberley

An imposing five/six bedroom detached property constructed by Knowles Developments situated in an established location close to Camberley town centre.

- Non-Estate Location • Three Reception Rooms • 33' Kitchen/Breakfast Room
- Approx. 80' x 50' Garden • Double Garage
- Underfloor Heating To Ground Floor

**£799,950** NEWHO/17668/2  
Camberley Office (01276) 22088



### Camberley

A four bedroom detached Eden-built property situated within walking distance of Camberley town centre and local amenities.

- Three Reception Rooms • En-Suite Shower Room • UPVC Double Glazing
- Double Width Garage • Swimming Pool
- Scope For Extension Subject To Necessary Consents • No Onward Chain

**£550,000** KINGS/17552/2  
Camberley Office (01276) 22088



### Camberley

A five bedroom detached property situated in a popular non-estate location.

- Three Reception Rooms • En-Suite Bathroom • Family Bathroom
- Kitchen/Breakfast room • Double Garage • Self-Contained Annex
- Overall Plot Approx One Third Of An Acre

**£599,950** TARAK/18024/2  
Camberley Office (01276) 22088



### Camberley

An imposing five bedroom detached family residence situated in a sought-after location.

- Plot Approaching One Acre • Swimming Pool Complex
- Double Garage With Studio/Loft Room • Second Floor Attic/Playroom
- Originally Built in the 1920's • Sympathetically Improved • Elevated Position

**£1,175,000** SPRIN/17818/2  
Camberley Office (01276) 22088

# We ask

If you buy or sell a home through Vickery & Company we will ask you what you thought of the service you received.

### Residential Sales & Lettings Offices:

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Email: [farnborough@vickery.co.uk](mailto:farnborough@vickery.co.uk)

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and  
company

[www.vickery.co.uk](http://www.vickery.co.uk)  
Residential Sales & Lettings



## BAGSHOT OFFICE

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Fax: (01276) 453220  
Email: bagshot@vickery.co.uk

## BAGSHOT TEAM



Christopher Gray  
Manager  
Penny Keen  
Negotiator BA(Hons)  
Sally Philcox  
Secretary

## MARKET REPORT

Our team at the Bagshot Office have experienced an extremely busy start to 2004 with strong demand for properties in the village creating a shortage of property for sale.

Bagshot continues to prove popular with buyers who are attracted by the excellent local schools and facilities. This, coupled with easy access to the M3, A30 and rail links, is likely to ensure that the current demand continues.

Buyers are extremely motivated at present resulting in many of our sellers achieving excellent prices that have exceeded their expectations. Areas in particular demand include Connaught Park, with many owners trading up within the development. Also, there has been good activity within Yaverland Drive and Nursery development areas with purchasers being attracted by the generous room sizes offered by these more established homes.

We are extremely positive about the prospects for the market in Bagshot this year and with the traditionally busy Spring market nearly upon us, now is a good time to move ahead with your plans if you are considering a move. We would be pleased to make an appointment to provide you with a market appraisal and to present the range of services we are able to offer.



Chris Gray with his trophies.

## TOP CLASS

Chris Gray, Manager of our Bagshot office, recently received two awards at the Vickery & Company annual presentation ceremony.

Chris won an award for expertise when providing market appraisals and also the coveted Staff Member of the Year award, voted for by Vickery & Company staff.

## TRACK RECORD

Our Bagshot office is among one of the most efficient within our Company. During 2003, sales were agreed on 99% of the properties taken onto the market, with a high proportion of these reaching exchange of contracts.

## DON'T ASK US!

Excerpts from commendation letters received recently by our Bagshot team.

'Chris - I can't thank you enough for your help and especially patience!! When I decide to move you will be the first to hear from me. Thanks again'

'Dear Mr Vickery,  
I am writing to feedback to you how satisfied I have been with the service we have received in the sale of our home. In particular, I wish to advise you of the fantastic service we received from Lynn after the sale of our house was agreed'

'Dear John,  
From the first day we dealt with Vickery & Company, I have found that your staff and business practices have been exemplary. Purchasing a house is never expected to be a great experience, but we have found that Vickery & Company have been a pleasure to do business with'

Extracts from letters are available at your local office.



## Connaught Park

- End of Terrace
- Charles Church 'Warwick'
- Two Bedrooms
- Lounge
- Refitted Kitchen
- Cloakroom
- Communal Parking

£159,950 ALBER/17613/3  
Bagshot Office (01276) 453500



## Connaught Park

- End of Terrace
- Charles Church 'Sinclair'
- Lounge
- Two Bedrooms
- Cloakroom
- 34' Approx. Rear Garden
- Garage

£175,000 WEBBC/15976/3  
Bagshot Office (01276) 453500



## Nursery Development

- Terraced
- Three Bedrooms
- Two Reception Rooms
- Refitted Kitchen/Breakfast Room
- Refitted Bathroom
- Detached Garage
- UPVC Double-glazing

£194,950 GLOUC/17951/3  
Bagshot Office (01276) 453500



## Bagshot

- Cottage With Character
- Two Bedrooms
- Lounge
- Dining Room
- Kitchen
- Bathroom
- 50ft Approx. Rear Garden

£194,950 LONDO/17761/3  
Bagshot Office (01276) 453500



## Connaught Park

- End Of Terrace
- Two Bedrooms
- En-Suite Shower Cubicle
- Lounge
- Refitted Kitchen
- Refitted Bathroom
- Cloakroom

£199,950 HORSE/17923/3  
Bagshot Office (01276) 453500



## Nursery Development

- Semi-Detached
- Three Bedrooms
- Two Receptions
- Garage
- Rear Garden
- Close To Village Centre
- Partial UPVC Double-Glazing

£209,950 FAULK/17833/3  
Bagshot Office (01276) 453500



## Connaught Park

A Costain built semi-detached property.

- Semi-Detached • Three Bedrooms • En-Suite Shower • Two Reception Rooms
- Refitted Kitchen • Landscaped Rear Garden

£214,950 HAWKE/17387/3  
Bagshot Office (01276) 453500



## Bagshot

Situated within a short distance of the village centre.

- Link-Detached Bungalow • Two Bedrooms • Lounge & Dining Areas • Kitchen
- Bathroom • Front & Rear Gardens • Garage With Parking

£259,950 CHANT/18016/4  
Bagshot Office (01276) 453500



## Bagshot

A family home situated within a short distance of Bagshot village and amenities.

- Detached • Four Bedrooms • En-Suite To Master • Three Receptions
- Refitted Kitchen • Conservatory • Garage

£274,950 ELIZA/17173/3  
Bagshot Office (01276) 453500



## College Ride

Situated in a non-estate location within easy reach of Bagshot village centre.

- Semi-Detached • Two Bedrooms • Refitted Kitchen • Refitted Bathroom
- Utility Room • Cloakroom • Approx 61' Rear Garden

£249,950 HOLLY/17089/3  
Bagshot Office (01276) 453500



## Bagshot

Situated within a short distance of Bagshot village centre.

- Detached Bungalow • Three Bedrooms • Two Reception Rooms
- Refitted Kitchen • Refitted Bathroom • Garage With Parking
- Front & Rear Gardens

£269,950 LAMBQ/17921/3  
Bagshot Office (01276) 453500

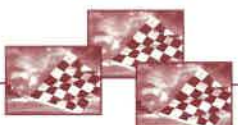


## College Ride

Situated in one of Bagshot's most sought-after locations.

- Four Bedrooms • En-Suite To Master • 29'6" Lounge / Dining Room • Kitchen
- Garage In Nearby Block • Established Location • Downstairs Cloakroom

£264,950 PINEW/16679/4  
Bagshot Office (01276) 453500





### Connaught Park

A detached Heron 'Baron' house type.

- Detached • Four Bedrooms • En-Suite Shower Room • Two Reception Rooms
- Kitchen & Utility • Garage • Approx 31' Rear Garden

**£284,950** DRAYH/17991/3  
Bagshot Office (01276) 453500



### Heywood Drive

A Charles Church 'Thaxted' house type.

- Four Bedrooms • En-Suite Shower Room • Two Reception Rooms
- 15' Conservatory • Garage • Close To Village Centre

**£374,950** HEYWO/17617/3  
Bagshot Office (01276) 453500



### Connaught Park

A Charles Church 'Lichfield' house type.

- Four Bedrooms • En-Suite Shower To Master • Three Reception Rooms
- Refitted Kitchen/Breakfast Room • Refitted Bathroom • Conservatory
- UPVC Double-Glazing

**£384,950** HAWKE/17973/3  
Bagshot Office (01276) 453500



### Connaught Park

An extended Costain 'Henley' house type.

- Detached • Master Bedroom with En-Suite • Bedroom Two with En-Suite
- Three Further Bedrooms • Two Reception Rooms • Double Garage

**£369,950** PRINC/18018/4  
Bagshot Office (01276) 453500



### Connaught Park

An extended Charles Church 'Lichfield' house type.

- Five Bedrooms • En-Suite Shower Room • Three Reception Rooms
- Kitchen/Breakfast Room • UPVC Double-Glazing • Detached Double Garage

**£379,950** VICTO/17615/3  
Bagshot Office (01276) 453500



### Bagshot

Situated in a non-estate location within walking distance of the village centre.

- Four Bedrooms • En-Suite Bathroom & Dressing Area
- Three Reception Rooms • Kitchen/breakfast Room • Utility Room
- UPVC Double-Glazing • Double Garage

**£429,950** STABL/17659/3  
Bagshot Office (01276) 453500

## Lightwaterdirectory



### LIGHTWATER OFFICE

37 Guildford Road,  
Lightwater, Surrey  
GU18 5SA  
Tel: (01276) 452000  
Fax: (01276) 452990  
Email: lightwater@vickery.co.uk

### LIGHTWATER TEAM



Stephen Connolly  
Director



Nick Bowles  
Negotiator



Tim Hughes  
Negotiator



Richard Orme  
Trainee Negotiator

### MARKET REPORT

You may have noticed some new faces at our Lightwater branch and we are grateful to have received such a warm welcome to the village from clients past and present. Many have been keen to witness our resurgence as the leading estate agency firm in the area.

As a founder staff member of Vickery & Company I am committed to developing our business further in Lightwater. I am ably assisted by a hard working and enthusiastic team which includes Nick Bowles, Tim Hughes, Richard Orme, Sally Philcox, Sam Brooker and Anne Carr. We have a comprehensive selection of properties available across all price ranges and a large database of buyers specifically looking to buy in the Lightwater area. Visit our web site for further information.

Together we provide friendly and personal attention to our clients along with results! So far this year we have agreed sales on a number of properties previously on the market with other agents and we have exceeded our client's expectation of price on many more.

If you are unsuccessfully trying to sell your home and the agent is "blaming the market" - we are able to help.

We look forward to hearing from you. *Stephen Connolly.*

### LIGHTWATER PRE-SCHOOL



Nick Bowles presents a sponsorship cheque to Jayne Cole

We are delighted to announce our sponsorship links with Lightwater Pre-School. The Pre-School offers a fun, stimulating and educational environment for 78 children within the local area. It has recently expanded to operate out of two centres, All Saints Community Hall and Lightwater Leisure Centre. For more information contact Vicky Stanley on 01276 453947.

### BRIARS BOYS FOOTBALL CLUB



Briars Boys FC

We are proud to remain sponsors for Briars Boys FC. Briars Boys FC Under 15s have now come to the end of their matches in the North East Hants Youth League. Having been promoted from the Third Division last season, they finished a creditable 5th in the Second Division this year.

Recent good results were a 4-1 win against Sandhurst Town and a 6-2 away win against Fleet Spurs Youth. The team is now playing for the Ash Trophy along with all the teams in 2nd, 3rd and 4th Divisions and will hold their Annual Presentations evening in June.



### Briars Development

- Ground Floor Maisonette
- One Bedroom
- Living/Dining Room
- Kitchen
- Bathroom
- Communal Grounds
- Communal Parking

**£129,950** BLUEB/17974/4  
Lightwater Office (01276) 452000



### Lightwater

- Two Double Bedrooms
- 18' x 12' Living Room
- Laminate Wood Effect Flooring
- UPVC Double Glazing
- Security Entryphone System
- Residents Parking
- Close to Shops & Amenities

**£159,950** DENLY/  
Lightwater Office (01276) 452000



### Lightwater

- First Floor Retirement Apartment
- Two Bedrooms
- Lounge
- Kitchen
- Bathroom
- Communal Grounds And Parking
- Video Security Intercom System

**£159,950** TUSCA/17344/4  
Lightwater Office (01276) 452000



### Lightwater

- Three Bedrooms
- Living/Dining Room
- Kitchen
- 55' Approx. Southerly Rear Garden
- Garage
- Non-estate Location
- Cul-de-Sac

**£199,950** CHRIS/17970/4  
Lightwater Office (01276) 452000



### Lightwater

- Three Bedrooms
- Living/Dining Room
- Refitted Kitchen/Breakfast Room
- Refitted Bathroom
- Separate Shower Room
- Off-street Parking
- Front & Rear Gardens

**£209,950** GUILD/17994/4  
Lightwater Office (01276) 452000



### Moorlands

- Charles Church 'Gresham'
- Three Bedrooms
- Living/Dining Room
- Kitchen With Oven, Hob & Extractor
- Cloakroom
- Garage And Garden
- Flint Fronted

**£229,950** ALSFO/17968/4  
Lightwater Office (01276) 452000





### Lightwater

- Terraced Property • Three Bedrooms
- Refitted Bathroom • Living Room
- UPVC Double-Glazing • Garage
- Approx 47' Landscaped Rear Garden

**£239,950** WYCHE/18006/4  
Lightwater Office (01276) 452000



### Lightwater

- Semi-detached • Two Double Bedrooms
- En-Suite Bathroom • Two Reception Rooms
- Shower/Cloakroom • Kitchen & Utility Room
- Off-Street Parking

**£239,950** GUILD/17888/4  
Lightwater Office (01276) 452000



### Lightwater

- Semi-Detached • Three Bedrooms
- Two Reception Rooms • Cloakroom
- South-Westerly Rear Garden • Off-street Parking
- Backing Onto Country Park

**£259,950** BADGE/17916/4  
Lightwater Office (01276) 452000



### Lightwater

- Semi-Detached • Three Bedrooms
- Living/Dining Room • Garage • Corner Plot
- Scope To Extend (Subject to the Necessary Consents)
- No Onward Chain

**£259,950** ULLSW/17886/4  
Lightwater Office (01276) 452000



### Lightwater

- Semi-Detached • Three Bedrooms • Lounge
- Kitchen/Breakfast Room • Refitted Bathroom
- Approx 50' Rear Garden • Garage

**£264,950** FOXCO/17989/3  
Lightwater Office (01276) 452000



### Lightwater

- Three Bedroom • Two Separate Reception Rooms
- Bathroom • Shower Room • Detached Garage
- UPVC Double-Glazing • No Onward Chain

**£275,000** RIDGE/17622/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached With Character • Three Bedrooms
- Two Bathrooms • Two Reception Rooms
- Kitchen/Breakfast Room • UPVC Double-Glazing
- Approx 95' Rear Garden • Heated Swimming Pool

**£279,950** GUILD/18044/4  
Lightwater Office (01276) 452000



### Moorlands

- Charles Church 'Doncaster IV' Housetype
- Four Bedrooms • Two Reception Rooms
- Conservatory • Kitchen/Breakfast Room
- Approx 55' Rear Garden
- Close To Country Park & Hammond School

**£295,000** CORBE/17762/4  
Lightwater Office (01276) 452000



### Lightwater

- Four Bedrooms • En-Suite Shower Room
- Two Reception Rooms • Refitted Kitchen
- UPVC Double Glazing • Double Length Garage
- Approx 55' Rear Garden

**£295,000** LOVE/17964/4  
Lightwater Office (01276) 452000



### Lightwater

- Four Bedrooms • Two Reception Rooms
- Conservatory • Kitchen/Breakfast Room
- Approx 66' Rear Garden • Close To Country Park
- Close To Hammond School

**£305,000** CLEAR/17716/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached • Three Bedrooms • Two Reception Rooms
- Conservatory • Refitted Kitchen With Various Integrated Appliances
- Landscaped Gardens • Close To Country Park

**£305,000** MALLA/18004/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached • Four Bedrooms • En-Suite Shower Room
- Two Reception Rooms • Refitted Kitchen/Breakfast Room With Various Integrated Appliances
- Southerly Facing Rear Garden • UPVC Double-Glazing

**£309,950** WITHY/17966/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached • Four Double Bedrooms
- Lounge/Dining Room • Kitchen/Breakfast Room
- Garage & Off-Street Parking
- Southerly Facing Rear Garden • UPVC Double-Glazing
- Close To Country Park

**£314,950** CLEAR/18064/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached • Four Bedrooms • Conservatory
- Refitted Kitchen With Various Integrated Appliances
- Refitted Bathroom
- UPVC Leaded-Light Effect Double Glazing
- No Onward Chain.

**£324,950** APLIN/17914/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached Bungalow • Four Bedrooms
- Refitted Kitchen & Bathroom • Laminated Flooring
- UPVC Double Glazing • Southerly Facing Rear Garden
- No Onward Chain

**£325,000** MACDO/17972/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached Dutch Barn Style Property
- Three Bedrooms • Two Reception Rooms
- Kitchen/Breakfast Room • Approx 135' Rear Garden
- Scope To Extend Subject To The Necessary Consents
- Non-Estate Location

**£349,950** RIDGE/17646/4  
Lightwater Office (01276) 452000



### Lightwater

- Detached House With Character • Separate One Bedroom Annexe
- Walking Distance of Shops and Schools
- Walking Distance of Country Park • Three Double Bedrooms • Three Separate Reception Rooms
- Good Sized Rear Garden

**£375,000** MACDO/  
Lightwater Office (01276) 452000



### Lightwater Grange

- Four Bedrooms • En-Suite Shower Room
- Two Receptions • Kitchen/Breakfast Room
- Some Integrated Appliances • Part Oak Flooring
- Southerly Rear Garden

**£375,000** MYRTL/17950/4  
Lightwater Office (01276) 452000





### Lightwater

Occupying a mature plot in one of Lightwater's most favoured locations.

- Four/Five Bedrooms • Two/Three Reception Rooms • Refitted Kitchen
- Refitted Bathroom • Shower/Cloakroom • Double-Glazing
- Approx 114' Rear Garden

**£425,000** MACDO/17812/4  
Lightwater Office (01276) 452000



### Lightwater Grange

A detached property situated in a sought-after cul-de-sac location.

- Four Bedrooms • En-suite Shower To Master • Three Reception Rooms
- 30'4 Garden Room • Kitchen/Breakfast Room With Some Integrated Appliances • UPVC Double-Glazing • Southerly Landscaped Garden

**£439,950** LOWFI/18022/4  
Lightwater Office (01276) 452000



### Lightwater Grange

A family home offering versatile accommodation with potential for annexe/office subject to the necessary consents.

- Six Bedrooms • Three Reception Rooms • Two En-Suites • Conservatory
- Kitchen/Breakfast Room With Appliances • Double-Glazing • Gardens

**£559,950** OSBOR/17830/4  
Lightwater Office (01276) 452000



### Lightwater

Individual detached property built approximately 10 years ago, approached via electronically operated wrought-iron gates.

- Five Bedrooms • En-Suite Bathroom & Dressing Room • Kitchen/Breakfast Room
- Various Integrated Appliances • Double Garage • Landscaped Rear Gardens

**£595,000** TUDOR/17620/4  
Lightwater Office (01276) 452000



### Lightwater

A substantial detached property forming part of a small lakeside development in a sought after location.

- Detached Property • Drawing Room • Dining Room • Family Room
- Conservatory • En-Suite Facilities To Bedrooms 1 & 2
- Southerly Facing Landscaped Rear Gardens

**£625,000** COLVI/18042/4  
Lightwater Office (01276) 452000



### Windlesham

A former lodge with character set in a two acres plot in Westwood Road. The property benefits from planning consent for a replacement house.

- Four Bedrooms • Three Reception Rooms • Double Detached Garage
- Various Outbuildings • Formal Gardens/Woodland

**£1,350,000** PINEL/17792/4  
Lightwater Office (01276) 452000

# We Listen

We listen to what our customers say about the service they have received.

Your views are used in the training and continued professional development of our staff.



### Residential Sales & Lettings Offices:

**Camberley Office:**  
75/79 Park Street, Camberley, Surrey. GU15 3PE  
Tel: 01276 22088 Fax: 01276 28368  
Email: camberley@vickery.co.uk

**Bagshot Office:**  
35 High Street, Bagshot, Surrey. GU19 5AF  
Tel: 01276 453500 Fax: 01276 453220  
Email: bagshot@vickery.co.uk

**Lightwater Office:**  
37 Guildford Road, Lightwater, Surrey. GU18 5SA  
Tel: 01276 452000 Fax: 01276 452990  
Email: lightwater@vickery.co.uk

**Fleet Office:**  
204 Fleet Road, Fleet, Hampshire. GU51 4BY  
Tel: 01252 620255 Fax: 01252 628282  
Email: fleet@vickery.co.uk

**Frimley Office:**  
66 High Street, Frimley, Surrey. GU16 5JE  
Tel: 01276 681682 Fax: 01276 681855  
Email: frimley@vickery.co.uk

**Farnborough Office:**  
44 Victoria Road, Farnborough, Hampshire. GU14 7PG  
Tel: 01252 370008 Fax: 01252 370009  
Email: farnborough@vickery.co.uk

**West End Office:**  
1, The Parade, Gosden Road, West End, Surrey. GU24 9LH  
Tel: 01483 797974 Fax: 01483 476358  
Email: westend@vickery.co.uk

[www.vickery.co.uk](http://www.vickery.co.uk)  
Residential Sales & Lettings



## FLEET OFFICE

204 Fleet Road,  
Fleet  
Hampshire, GU51 4BY  
Tel: (01252) 620255  
Fax: (01252) 628282  
Email: fleet@vickery.co.uk

## FLEET TEAM



Stephane Richet Manager  
Fiona Jeffery Client Manager  
Stefanie Lier Negotiator BA(Hons)  
Aaron Campbell Negotiator

## MARKET REPORT

Confidence in the Fleet market this year has been very high and as we move into the Spring period we are expecting this to continue.

Demand for property has been strong across the board, with apartments and smaller houses in greatest demand from first time and investment buyers. Competition has caused prices to move up in this sector with asking prices being achieved in most cases.

With the weather improving more larger homes are coming onto the market and we are now experiencing an incredible amount of interest for four and five bedroom individual houses. These buyers are often from the local area and keen to stay in Fleet due to work and family commitments. We also have many buyers moving from the London area attracted by the excellent local schools and mainline rail service to London.

If you are looking to put your house on the market in Fleet, Church Crookham or the surrounding villages in the near future, our enthusiastic and experienced team look forward to hearing from you.



## SPANISH HOMES

On 24th April we are holding an open day at our Fleet Office in conjunction with Regal Properties for people interested in purchasing an investment or holiday home in Spain. Representatives from Regal Properties will be available to provide advice between 12am and 3pm. See page 2 for further details.

## DON'T ASK US!

Excerpts from commendation letters received at Fleet Office:

"We therefore felt it was important to write, in order to draw your attention to the exemplary service we received".

"Our primary contact was Stephane Richet. At the first meeting we were so impressed by his honesty and professionalism, that we immediately put both sales with Vickery & Company".

"These high standards contrasted very strongly with some of your major competitors in the High Street".

"I should like to thank you, Stephane and Pam for all your work in selling my house in Fleet. I much appreciated your efficiency and courtesy".

"Many thanks for all your valuable help and assistance with the recent purchase of our new house".

Extracts from letters are available at your local office.



## Zebon Copse

- Mid Terrace
- Two Double Bedrooms
- Lounge/Dining Room
- Integrated Kitchen Appliances
- UPVC Double Glazing
- Off-Street Parking
- Approx 40' Rear Garden

**£172,000** BECHI/17923/1  
Fleet Office (01252) 620255



## Elvetham Heath

- First Floor Apartment
- Two Bedrooms
- UPVC Double Glazing
- Integrated Kitchen Appliances
- Enclosed Communal Gardens
- Off Street Parking

**£179,950** WESPA/17755/1  
Fleet Office (01252) 620255



## Zebon Copse

- End Terrace
- Two Double Bedrooms
- Kitchen/Breakfast Room
- UPVC Double Glazing
- Approx. 31' Rear Garden
- Off-Street Parking

**£185,000** BROWN/17971/1  
Fleet Office (01252) 620255



## Ancells Farm

- Semi Detached
- Three Bedrooms
- En-Suite Bathroom
- Two Reception Rooms
- Garage
- Cul-de-Sac Location
- Approx. 35' Enclosed Rear Garden

**£225,000** OASTH/18021/1  
Fleet Office (01252) 620255



## Fleet

- Semi Detached
- Two Double Bedrooms
- Two Reception Rooms
- Re-fitted Kitchen & Bathroom
- UPVC Double Glazing
- Off-Street Parking
- Approx 115' Rear Garden

**£225,000** CLARE/18001/1  
Fleet Office (01252) 620255



## Fleet

- Semi Detached
- Three Bedrooms
- Cul-de-Sac Location
- Two Reception Rooms
- Kitchen/Breakfast Room
- Approx 92' Rear Garden
- Garage & Carport

**£229,950** DARSE/17925/1  
Fleet Office (01252) 620255



## Church Crookham

- Three Bedrooms • Three Reception Rooms
- Re-fitted Kitchen & Bathroom • UPVC Double Glazing
- Garage • Approx. 80' Rear Garden • No Onward Chain

**£259,950** NEWRO/17409/1  
Fleet Office (01252) 620255



## Fleet

- Two Double Bedrooms • Two Reception Rooms
- Re-Fitted Kitchen • UPVC Double Glazing
- Detached Garage & Off Street Parking • Conservatory
- No Onward Chain

**£299,950** CLARE/17919/1  
Fleet Office (01252) 620255



## Ancells Farm Development

- Four Bedrooms • Two Reception Rooms
- Kitchen/Breakfast Room • En-Suite Bathroom
- Utility Room • Front & Rear Gardens • Integral Garage

**£319,950** HANOV/17941/1  
Fleet Office (01252) 620255



## Calthorpe Park

- Three Bedrooms • Two Reception Rooms
- Kitchen/Breakfast Room • Close To Local Schools
- Off-street Parking • Garage • Cul-de-Sac Location

**£275,000** WOODC/17607/1  
Fleet Office (01252) 620255



## Fleet

- Four Bedrooms • En-suite Bathroom
- Kitchen/Breakfast Room
- Rear Garden Backing Onto The Basingstoke Canal
- Off Street Parking • Double Garage • Close To Schools

**£299,950** HRTV/17103/1  
Fleet Office (01252) 620255



## Fleet

- Three Bedrooms • Kitchen/Breakfast Room
- En-Suite Bathroom • Two Reception Rooms
- Approx 120' Rear Garden • Single Detached Garage
- Off-street Parking

**£325,000** ALBAN/17681/1  
Fleet Office (01252) 620255



## Fleet

- Four Bedrooms • Two Reception Rooms
- Kitchen/Breakfast Room • Re-fitted Bathroom
- UPVC Double Glazing • Cul-de-Sac Location
- Close To Local Amenities

**£279,950** THEMQ/17259/1  
Fleet Office (01252) 620255



## Pondtail

- Four Bedrooms • Two Reception Rooms
- Re-Fitted En-Suite & Family Bathrooms
- Kitchen/Breakfast Room • Integral Garage
- Off-Street Parking • Approx 72' Rear Garden

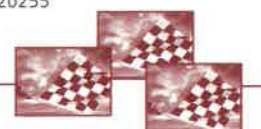
**£315,000** LESTO/17921/1  
Fleet Office (01252) 620255



## Fleet

- Four Bedrooms • Three Reception Rooms
- Re-Fitted Kitchen • Cloakroom
- Double Garage & Off Street Parking
- Close To Town Centre • Approx. 60' Rear Garden

**£324,950** FLEET/17022/1  
Fleet Office (01252) 620255





### Ancells Farm Development

- Four Bedrooms • En-Suite Shower Room
- UPVC Conservatory • Cloakroom • Utility Room
- Double Glazing • Double Garage

**£329,950** GALLO/17705/1  
Fleet Office (01252) 620255



### Church Crookham

- Four Bedroom • Three Reception Rooms
- En-Suite Shower Room
- Re-Fitted Kitchen/Breakfast Room
- Cul-de-Sac Location • Approx 60' Rear Garden
- Integral Garage

**£339,950** MALTH/17421/1  
Fleet Office (01252) 620255



### Ancells Farm Development

- Five Bedrooms • Three Reception Rooms
- Conservatory • En-Suite Bathroom • Cloakroom
- UPVC Double Glazing • Utility Room

**£350,000**  
Fleet Office (01252) 620255



### Fleet

- Four Bedrooms • Re-fitted Kitchen/Breakfast Room
- Two Bathrooms • Conservatory • Detached Garage
- Approx. 130' Rear Garden • No Onward Chain

**£359,950** FLORE/17599/1  
Fleet Office (01252) 620255



### Zebon Copse Development

- Four Bedrooms • Cloakroom • En-Suite
- Utility Room • UPVC Double Glazing • Garage
- Cul-de-Sac Location • Off-Street Parking

**£375,000** DANVE/17727/1  
Fleet Office (01252) 620255



### Fleet

- Four Bedrooms • En-Suite • Kitchen/Breakfast Room
- Utility Room • Detached Double Garage
- Non Estate Location • No Onward Chain

**£379,950** READI/17553/1  
Fleet Office (01252) 620255



### Fleet

- Four Double Bedrooms • Kitchen/Breakfast Room
- Berkeley Built Home • Family Room • Gallery Landing
- Cul-de-Sac Location • No Onward Chain

**£385,000** GEORG/17675/1  
Fleet Office (01252) 620255



### Elvetham Heath

- Six Bedrooms • Kitchen/Breakfast Room
- Double Glazing • Two Family Bathrooms
- En-Suite Bathroom • Off Street Parking • Corner Plot

**£385,000** KING/17453/1  
Fleet Office (01252) 620255



### Odiham

- Three/Four Bedrooms • En-Suite Bathroom
- Three Reception Rooms • Annexe
- Landscaped Rear Gardens • Off-Street Parking
- UPVC Double Glazing

**£460,000** WAVER/17667/1  
Fleet Office (01252) 620255



### Church Crookham

A detached property with character retaining many original features situated in Church Crookham.

- Four Double Bedrooms • Kitchen/Breakfast Room • Utility Room
- UPVC Double Glazing • Conservatory • Double Garage

**£475,000** ALDER/17843/1  
Fleet Office (01252) 620255



### Elvetham Heath Development

A detached family Taywood Home built to their 'Sherford' design situated on the Elvetham Heath Development overlooking the nature reserves and the village pond.

- Six Double Bedrooms • Two En-Suites & Two Bathrooms • Double Glazed Sash Windows • Kitchen/Breakfast Room • 25' 8 Drawing Room • Utility Room

**£479,950** WESTT/17901/1  
Fleet Office (01252) 620255



### Blue Triangle

A semi-detached property with character retaining many original features situated in the heart of the Blue Triangle Area.

- Four Bedrooms • Three Reception Rooms • Nursery Room
- Kitchen/Breakfast Room • Approx 0.4 Of An Acre Plot • Separate Double Garage

**£499,950** ORCHA/17813/1  
Fleet Office (01252) 620255



### Blue Triangle

A Berkeley built detached property situated in the Blue Triangle Area within walking distance of Fleet mainline station and town centre.

- Berkeley Built Property • Four Double Bedrooms • Two En-Suite Bathrooms
- Kitchen/Breakfast Room • Utility Room • Approx. 0.3 Acre • Double Garage

**£505,000** ELVET/17459/1  
Fleet Office (01252) 620255



### Blue Triangle

A detached bungalow situated in the sought after Blue Triangle area of Fleet.

- Four Bedrooms • Three Reception Rooms • Double Glazing
- Kitchen/Breakfast Room • Conservatory • Approx 0.4 Of An Acre
- Double Garage & Off Street Parking

**£525,000** SHIMO/17669/1  
Fleet Office (01252) 620255



### Blue Triangle

A Pool & Sons built detached property situated in the highly sought after Blue Triangle area of Fleet.

- Five Bedrooms • Three Reception Rooms • Kitchen/Breakfast Room • En-Suite Bathroom • Dressing Room • Heated Covered Swimming Pool • Approx. 0.5 Acre

**£725,000** BREND/18011/1  
Fleet Office (01252) 620255





## FARNBOROUGH OFFICE

44 Victoria Road  
Farnborough, Hampshire  
GU14 7PG  
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Email: farnborough@vickery.co.uk

## FARNBOROUGH TEAM



Nigel Allen Director  
Luke Cleary Manager  
Amy Searle Negotiator  
Philip Gascoyne Negotiator

## MARKET REPORT

Activity within the Farnborough area has never been busier with our clients' being served by the largest team of negotiators we have ever had. Demand for properties ranges from one bedroom apartments close to the station to large detached houses on Empress and Farnborough Park with asking prices being achieved.

We have been very successful this year on the modern developments, Barningley Park, Southwood and Sycamore Park - these areas showing particularly strong demand. We are also delighted with the number of sales of properties with character in the North Camp and South Farnborough areas.

Together with many families moving within the area, Farnborough is also a popular destination for purchasers from out of the area looking for a fast rail service to London.

We currently have a healthy mailing list of eager buyers, so if you are thinking of moving we look forward to hearing from you.

## MAKE A WISH



left to right Lindsay Graham, Frances Heath, Karen Barnett and Scott Malloy

Make-A-Wish Foundation was supported at the Vickery & Company 2003 Christmas party. A fun auction was arranged by Scott Molloy, Director, Land & New Homes and Karen Barnett, Admin. Manager, Residential Lettings. A total of £572 was raised, which was doubled by Vickery & Company.

The sum of £1,144 will go towards a holiday to Disney World for James who is six and lives locally. James is currently undergoing a course of chemotherapy for Ewings Sarcoma.

Our thanks go to all the enthusiastic bidders at the auction, the friends of Vickery & Company who generously donated gifts to be auctioned, and not least Scott & Karen for making the arrangements.

## DON'T ASK US!

Excerpts from commendation letters recently received at Farnborough office

"May we take this opportunity to thank you and your team for their professionalism in selling our house".

"We would recommend Vickery & Company, and would use you if we were ever brave enough to move again".

"Just wanted to write to thank you for managing the sale of our house. The whole service was extremely professional"

Extracts from letters are available at your local office.



## Aldershot

- One Bedroom
- Retirement Maisonette
- Ground Floor
- Shower Room
- Built-in Wardrobes
- Private Garden
- Communal Parking

**£114,950** CAMEL/18102/5  
Farnborough Office (01252) 370008



## North Camp

- One Bedroom
- First Floor Apartment
- Kitchen
- Lounge
- Bathroom
- Security Entrance System
- Communal Grounds/Parking

**£124,950** WYKEH/18196/5  
Farnborough Office (01252) 370008



## Sycamore Park

- One Bedroom
- Ground Floor Apartment
- Double Aspect Lounge
- Security Entrance Phone
- UPVC Windows
- Communal Grounds
- Within Easy Reach of Local Station

**£128,500** CORFE/17496/7  
Farnborough Office (01252) 370008



## Farnborough

- End Terrace
- Refitted Kitchen
- Lounge
- Bathroom
- Communal Parking
- Garden
- Cul-de-Sac Location

**£146,000** KINGE/17158/7  
Farnborough Office (01252) 370008



## Barningley Park

- Two Double Bedrooms
- Various Integrated Kitchen Appliances
- Cloakroom
- Garden
- Cul-de-Sac Location
- Garage In Block
- No Onward Chain

**£174,950** PURME/18180/5  
Farnborough Office (01252) 370008



## South Farnborough

- Semi-Detached Property
- Two Double Bedrooms
- Refitted Kitchen
- Refitted Bathroom
- Lounge
- Beamed Ceilings
- Courtyard Style Garden

**£184,950** FARNB/18186/5  
Farnborough Office (01252) 370008



## Ash Vale

A semi-detached property situated in a cul-de-sac with the benefit of off-street parking for several vehicles.

- Three Bedrooms • Refitted Kitchen & Bathroom • Lounge • Double Glazing
- Driveway • Garage • Non Estate Location

**£189,950** WARW/17303/1  
Farnborough Office (01252) 370008



## Farnborough

A two bedroom semi-detached property with character situated within walking distance of Farnborough town centre.

- Refitted Kitchen • Refitted Bathroom • Walking Distance of Mainline Station
- Garden in excess of 90' • Non-Estate Location • UPVC Windows

**£204,950** ELMGR/18040/5  
Farnborough Office (01252) 370008



## Barningley Park

A Charles Church 'Gresham' situated in a courtyard within easy access to the M3.

- Terraced Property • Three Bedrooms • Cloakroom • Lounge • Conservatory
- Garage • Double Glazing

**£209,950** CHIVE/18252/5  
Farnborough Office (01252) 370008



## Mytchett

A three bedroom end of terrace property situated in a cul-de-sac within walking distance of Basingstoke Canal.

- Refitted Kitchen • Refitted Bathroom • UPVC Double Glazing
- Tandem Garage • Off-Street Parking For Several Vehicles
- Backing Onto Woodland

**£189,950** NIGHT/17766/5  
Farnborough Office (01252) 370008



## Southwood

A three bedroom semi-detached house situated on a sought-after development within easy reach of local shops.

- Corner Plot • Cloakroom • Garden • Double Glazing • Cul-de-Sac Location
- Garage • No Onward Chain

**£209,950** MASKE/18334/5  
Farnborough Office (01252) 370008

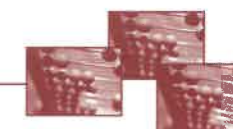


## Farnborough

An end of terraced house situated in a cul-de-sac within easy access to the M3.

- Three Bedrooms • Two Reception Rooms • Double Glazed Windows
- Enclosed Rear Garden • Driveway & Garage • Overlooking Green Area
- No Onward Chain

**£214,950** HOWAR/13146/5  
Farnborough Office (01252) 370008





### Farnborough

A semi-detached neo-Georgian style property situated in a cul-de-sac close to local shops.

- Three Bedrooms • Lounge • Kitchen/Dining Room • Cloakroom
- Garage & Driveway • UPVC Double Glazing • Garden

**£215,000** HANOV/17908/7  
Farnborough Office (01252) 370008



### Barningley Park

A three bedroom link-detached property situated in a sought-after location.

- Lounge • Dining Room • Cloakroom • En-Suite Shower Room
- Family Bathroom • Garage • No Onward Chain

**£219,950** CHAMO/17052/5  
Farnborough Office (01252) 370008



### Barningley Park

A Charles Church 'Oakley' situated in a cul-de-sac within easy access of the M3.

- Detached Property • Four Bedrooms • En-Suite Shower Room • Cloakroom
- Three Reception Rooms • Integral Garage • No Onward Chain

**£274,950** FENNE/18096/5  
Farnborough Office (01252) 370008



### Southwood

A three bedroom end of terrace property in a cul-de-sac location on a popular development.

- Kitchen/Breakfast Room • Cloakroom • En-suite Shower Room • Conservatory
- Garden • Garage In Block • Double Glazing

**£217,500** RICHM/18016/5  
Farnborough Office (01252) 370008



### Southwood

- Three Bedrooms • Living Room • Kitchen/Breakfast Room
- En-Suite Shower Room • Cloakroom • Landscaped Garden • Garage

Please note that to comply with Estate Agents Act the vendor of this property is a member of staff within Vickery & Company.

**£224,950** RICHM/16366/5  
Farnborough Office (01252) 370008



### Farnborough

A detached house situated in a cul-de-sac, close to station and schools.

- Four Bedrooms • Two Reception Rooms • Cloakroom • Refitted Kitchen
- En-Suite Bathroom • Family Bathroom • Driveway & Garage

**£279,950** NEWTO/17768/5  
Farnborough Office (01252) 370008



### Southwood

A four bedroom link detached property situated in a cul-de-sac location with easy access to local shops.

- Three Double Bedrooms • Kitchen/Breakfast Room • Conservatory
- Cloakroom • En-Suite Shower Room • Sought-After Development • Garage

**£285,000** RICHM/17982/7  
Farnborough Office (01252) 370008



### Farnborough

A detached house built by Thamesway Homes situated close to schools.

- Four Bedrooms • Four Reception Rooms • Two En-Suite Shower Rooms
- Approx. 130ft Rear Garden • Utility Room • Cloakroom • Garage

**£349,950** WHITE/17776/7  
Farnborough Office (01252) 370008



### Farnborough Park

A property with character situated in a non-estate location within easy reach of local amenities and mainline station.

- Four Bedrooms • Three Reception Rooms • Kitchen/Breakfast Room
- Cloakroom • High Ceilings • Front and Rear Gardens • Garage

**£429,950** CHURC/17640/5  
Farnborough Office (01252) 370008



### Farnborough

A detached house built by Thamesway Homes close to local schools.

- Four Bedrooms • En-Suite Bathroom • Cloakroom • Family Bathroom
- Kitchen/Breakfast Room • Two Reception Rooms • Integral Garage

**£289,950** SANDH/17775/1  
Farnborough Office (01252) 370008



### Empress Park

A detached house situated in the sought-after Empress Park area within walking distance of the mainline station.

- Four Bedrooms • Three Reception Rooms • Kitchen 24'3 x 10'10
- En-Suite Shower Room • Cloakroom & Utility Room
- Rear Garden Approx. 120' x 43' • Garage

**£424,950** PIERR/18090/5  
Farnborough Office (01252) 370008



### Empress Park

A detached house situated on the sought after Empress Park area within walking distance of the mainline station.

- Four Bedrooms • Three Reception Rooms • En-Suite Shower Room
- Re-fitted Bathroom • Re-fitted Kitchen
- Off-Street Parking For Several Vehicles • No Onward Chain

**£459,950** EMPRE/17946/5  
Farnborough Office (01252) 370008





## WEST END OFFICE

1 The Parade,  
Gosden Road, West End  
GU24 9LH  
Tel: (01483) 797974  
Fax: (01483) 476358  
Email: westend@vickery.co.uk

## WEST END TEAM



Joanna Mitchell  
Manager  
Philippa Jackson  
Negotiator  
Julia Marsh  
Secretary

## MARKET REPORT

It is clear that the housing market in this area is currently being driven by a lack of supply. There is competition amongst buyers for properties that are coming available, which means that in spite of recent interest rate rises, prices have continued to increase.

Greater supply would improve the situation by increasing choice and encourage more people to place their homes on the market. We are finding a reluctance from vendors to place their properties on the market due to a lack in confidence in being able to secure a purchase. However, having a house to sell is a serious disadvantage in a competitive market, which could lead to the disappointment of not securing a particular property. My advice would be to take control of the situation by placing your property on the market, using the time available to secure the best price. Once a purchaser is found, you will be in a strong position to secure the right property.

For purchasers moving into the West End area there is a wide range of property types and styles. Nursery Green is a highly sought after development comprising smaller starter homes through to four/five bedroom family houses, and The Flowers development in Bisley also offers a wide range of attractive homes.

As the only Estate Agency in the village means that we are able to offer a truly special service to local homeowners. We are committed to doing our utmost to finding the right buyer for the right property, and would be pleased to discuss your requirements if you are considering a move.

## GUIDES IN UGANDA



Gillian Murdoch in Africa

Gillian Murdoch, who lives in West End has recently been to Kenya and Uganda on a Girlguiding expedition, reports on her journey follow:

On setting off from Heathrow I think that it is fair to say that I did not know what to expect from Africa, but I was looking forward to experiencing a very different country with a contrasting way of life. We set off for our week of safari as soon as we arrived in Kenya. We visited Hell's Gate National Park by Lake Naivasha, Lake Nakuru National Park and Thompson Falls. It was wonderful to see many creatures in their natural environment. On our last day in Kenya we visited Pax Tu, the Kenyan home of Lord and Lady Baden Powell, who founded Guiding.

Thank you to all that supported me including yourselves, the Girl Guide Association, The Inn @ West End, Coral Reef, Blubeckers and all my friends and family.

Thank you for your part in making a dream come true!

## DON'T ASK US!

Excerpts from commendation letters recently received by this office:

"I would like to thank you for your help over the last few months. Your efficient and friendly service has been appreciated"

"Joanna and Philippa are a credit to your Company, and deserve a massive pat on the back!"

Extracts from letters are available at your local office.



## West End

- One/Two Bedroom
- Purpose Built
- Ground Floor Apartment
- Close To Gordons School
- Private Rear Garden
- Overlooking Village Green
- No Onward Chain

**£145,000** STREE/18204/6  
West End Office (01483) 797974



## West End

- One Bedroom
- Back to Back property
- Some Contents Available For Sale
- Popular Location
- Close To Gordons School
- Ideal Purchase For First Time Buyer
- No Onward Chain

**£145,000** OAKR/18036/6  
West End Office (01483) 797974



## West End

- One Bedroom
- First Floor Maisonette
- Part Re-fitted Bathroom
- Non-estate Location
- Close To Local Amenities
- Off Street Parking
- Private Rear Garden

**£144,950** LUCAS/18206/6  
West End Office (01483) 797974



## West End

- Three Bedrooms
- Non-estate Location
- Lounge Area
- Dining Area
- Refitted Kitchen
- Front & Rear Gardens
- Garage In Nearby Block

**£189,950** BOLD/18118/6  
West End Office (01483) 797974



## West End

- Semi-Detached
- Three Bedrooms
- En-Suite Shower Room
- Two Receptions
- Refitted Kitchen
- UPVC Double Glazing
- Close To Local Amenities

**£225,950** GARDE/17856/6  
West End Office (01483) 797974



## West End

- Semi-Detached
- Three Bedrooms
- UPVC Double Glazing
- Kitchen/Breakfast Room
- Downstairs Shower Room
- Close To Gordons School
- Potential To Extend Stpp

**£279,950** MEADO/17794/6  
West End Office (01483) 797974



## West End

A detached property situated in a popular non-estate location in West End.

- Three Bedrooms • Three Reception Rooms • Two Bathrooms
- Replacement Double Glazing • Single Garage • Close To Brentmoor Heath

**£319,950** BROAD/17332/6  
West End Office (01483) 797974



## Nursery Green

A detached property situated on the popular Nursery Green development.

- Four Bedrooms • Three Reception Rooms • Kitchen/Breakfast Room
- En-Suite Shower Room • Front And Rear Gardens • Double Glazing

**£324,950** ABEL/17480/6  
West End Office (01483) 797974



## Nursery Green

A detached property built by Wain Homes situated on the popular Nursery Green development.

- Four Bedrooms • En-Suite Shower Room • Two Reception Rooms
- Kitchen & Utility Room • Integral Garage • UPVC Double-Glazing
- Close To Local Amenities

**£334,950** GARDE/18120/6  
West End Office (01483) 797974



## West End

A detached property situated on a mature corner plot in an established location within walking distance of local amenities.

- Three Bedrooms • Two Reception Rooms • Conservatory • Garage
- UPVC Double-Glazing • Scope To Extend Subject To Necessary Consents

**£324,950** FELLO/18116/6  
West End Office (01483) 797974



## West End

A detached bungalow situated in a non-estate location and within walking distance of Brentmoor Heath.

- Three Bedrooms • Two Reception Rooms
- Rear Garden Measuring Approx 69' x 43' • Detached Garage

**£309,950** BIRCH/17992/6  
West End Office (01483) 797974

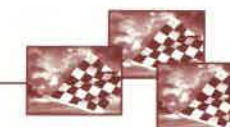


## Nursery Green

A detached property situated on the popular Nursery Green development.

- Four Bedrooms • En-Suite Shower Room • Two Reception Rooms
- Kitchen/Breakfast Room • Utility Area • UPVC Double-Glazing
- Detached Double Garage

**£349,950** GARDE/18068/6  
West End Office (01483) 797974





### West End

A 1930's property with character situated within a non-estate location in West End.

- Close To Gordons School • Four Bedrooms • En-Suite Shower Room
- Refitted Bathroom And Kitchen • Three Reception Rooms
- UPVC Double Glazing

**£349,950** ATH/EL/17364/6  
West End Office (01483) 797974



### West End

A four bedroom detached property situated in a non-estate location within close proximity to Gordons School.

- Two Reception Rooms • Kitchen/Breakfast Room • Re-fitted Family Bathroom
- UPVC Double Glazed Windows • Detached Garage
- Views over West End Green • Potential to Extend STPP

**£419,950** OLD/AC/1831/6/6  
West End Office (01483) 797974



### Bisley

An extended Charles Church 'Elizabethan I' situated in a popular location in the popular village of Bisley.

- Four Bedrooms • Three Reception Rooms • En-Suite Shower Room
- UPVC Double Glazing • Detached Double Garage • Views Over Farmland

**£440,000** SANTO/17612/6  
West End Office (01483) 797974



### Bisley

A semi-detached property with character situated in a non-estate location close to both Knaphill and Bisley.

- Three Bedrooms • Three Reception Rooms • Re-fitted Family Bathroom
- Replacement Double Glazing • No Onward Chain

**£324,950** GUILD/18254/6  
West End Office (01483) 797974



### Bisley

A property with character situated in an overall plot of approximately 0.25 of an Acre.

- Three/Four Bedrooms • Three/Four Reception Rooms
- Refitted Kitchen & Bathroom • En-Suite To Master Bedroom
- Feature Fireplaces • High Ceilings

**£429,950** GUILD/17770/6  
West End Office (01483) 797974



### West End

A detached property with character thought to date back to the 1800's.

- Three Bedrooms • Two Reception Rooms • Kitchen And Utility Room
- Re-fitted Shower Room • Den And Summer House
- Part UPVC Double Glazing

**£475,000** SPRIN/17868/6  
West End Office (01483) 797974

# Results speak volumes

86% of customers researched would recommend our services to others.



"Quality product"

"Professional family run business"

"Professionalism"

"One which you remember"

"We were treated as friends"

"Helpful and friendly"

"Reputable local firm"

"Trustworthy"

"Professional, a touch above the rest"

"Old and established"

"Longstanding family business"

**Vickery**

and  
company

Residential Sales & Lettings



## FRIMLEY OFFICE

66 High Street,  
Frimley, Surrey  
GU16 5JE  
Tel: (01276) 681682  
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Email: frimley@vickery.co.uk

## FRIMLEY TEAM



Abby Braser  
Client Manager



Robbie Ridgway  
Negotiator



Vanessa Porter  
Secretary

## MARKET REPORT

Welcome to the Frimley Directory. This new expanded edition of the Property Directory allows for greater focus on properties in Frimley. This is good timing, as you will see by our board presence in the area, our market share is now quite considerable.

In this short editorial my aim is to communicate our objectives at this office. Of course, we wish to find purchasers for our clients' homes at the best price within an agreeable timescale, however that is just the end result. Everything we do is "customer driven", and it is the quality of service delivered to achieve the result that really counts. That is why customers who experience our service are asked what they think when it's all over.

Both Paddock Hill and the Tomlinscote areas are popular areas of Frimley offering a wide range of properties - from small starter homes to large detached houses, this together with excellent local schools and shops make them the natural choice for families. In addition, Dettingen Park, Deepcut currently offers a good supply of new apartments and houses complementing the existing housing stock in the Frimley market.

Finally homeowners on Paddock Hill and Tomlinscote should note that it won't be long before we compile the next "Frimley Directory", focusing on, and delivered to your area. The first edition was a great success, with sales made as a direct result. Please contact me for further details.

## GREAT NORTH RUN



Sarah at the end of the run

Sarah Gammon reports on the Great North Run which she recently completed for Leukemia Research:

Sitting in stationary traffic on the A1 heading to Newcastle in torrential rain on Saturday 20th September, I began to wonder what I was doing. However, Sunday dawned bright and sunny and as we made our way to the start of the Great North Run, I realised why I'd decided to run. The atmosphere was fantastic, different bands playing on the roundabouts, local people supporting us all the way handing out biscuits and oranges, clapping and cheering. I completed the run in my best time yet, 2 hours and 2 minutes and thoroughly enjoyed it.

## DON'T ASK US!

Frimley Office recently received the following good comments from a purchaser...

"The service provided was superb, I have no complaints whatsoever. I would recommend Vickery & Company to friends and use them again if the need arose."

Extracts from letters are available at your local office



## Dettingen Park

- First Floor Apartment
- Two Bedrooms
- En-Suite Shower Room
- Kitchen With Integrated Appliances
- UPVC Double Glazing
- Security Intercom System
- Car Port

**£189,950** DRIFT/15222/2  
Frimley Office (01276) 681682



## Paddock Hill

- Three Bedroom Terrace
- Lounge
- Dining Area
- Cloakroom
- Garage In Block
- Double Glazing
- Close To Local Schools

**£189,950** WINT/17788/7  
Frimley Office (01276) 681682



## Frimley

- Semi Detached
- Three Bedrooms
- Lounge
- Separate Breakfast Room
- Study
- Approx. 56' Rear Garden
- Car Port In A Block

**£215,000** EVERG/17790/7  
Frimley Office (01276) 681682



## Warren Estate

- Three Bedrooms
- Lounge
- Dining Room
- Conservatory
- Refitted Bathroom
- Close To Local Schools
- No Onward chain

**£232,500** HOLLY/17770/7  
Frimley Office (01276) 681682



## Frimley Green

- Semi Detached
- Lounge/Dining Room
- Family Room
- Refitted Kitchen
- Approx. 58' Rear Garden
- Cul-de-Sac Location
- Garage & Driveway

**£239,950** HADLE/17762/7  
Frimley Office (01276) 681682



## Paddock Hill

- Three Bedrooms
- Lounge
- Dining Room
- Conservatory
- Refitted Bathroom
- Cloakroom
- Garage & Driveway

**£239,950** PETWO/17744/7  
Frimley Office (01276) 681682



## Paddock Hill

An extended link-detached property located within a cul-de-sac location.

- Three Bedrooms • Lounge • Dining Room
- Kitchen With Integrated Appliances • Garage • Off-Street Parking
- Close To Local Schools

**£229,950** SANDR/17700/7  
Frimley Office (01276) 681682



## Frimley Green

A three bedroom detached property situated in a sought-after location.

- Three Reception Rooms • Refitted Kitchen • Refitted Bathroom
- Cloakroom • Double Glazing • Garage • Driveway

**£279,950** QUEEN/17992/7  
Frimley Office (01276) 681682



## Tomlins

A detached property situated in a non-estate location within walking distance of local schools.

- Three Bedrooms • Two reception Rooms • Approx. 25' Conservatory
- Cloakroom • Landscaped Rear Garden • Double Glazing • Garage & Driveway

**£299,950** CHOBH/17884/7  
Frimley Office (01276) 681682



## Parkside

A link-detached property situated in a cul-de-sac location within close proximity of Frimley Park Hospital.

- Three Bedrooms • Lounge • Dining Room • Refitted Bathroom
- Approx. 81' Rear Garden • Driveway & Garage • Close To Local Schools

**£245,000** BAYFV/17924/7  
Frimley Office (01276) 681682



## Tomlins

A detached property situated within close proximity of local schools.

- Four Bedrooms • Lounge/Diner • Utility Room • Cloakroom • Double Glazing
- Garage • Driveway

**£299,950** CAROL/17498/7  
Frimley Office (01276) 681682

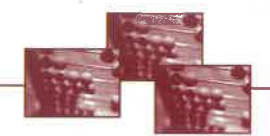


## Dettingen Park

A recently constructed Barratt penthouse apartment.

- Second Floor • Two Bedrooms • Two En-suite Bathrooms
- 26'8 x 18'4 Living Room With Vaulted Ceiling
- Kitchen With Integrated Appliances • Security Entrance Phone • Garage

**£310,000** DRIFT/17822/7  
Frimley Office (01276) 681682







### Frimley Green

A detached property situated within a sought-after location in need of some modernisation.

- Four Bedrooms • Lounge • Dining Room • Cloakroom • Garage & Driveway
- Cul-de-Sac Location • No Onward Chain

**£319,950** QUEEN/17906/7  
Frimley Office (01276) 681682



### Tomlins

An extended detached property situated in a cul-de-sac location within easy reach of local schools.

- Four Bedrooms • Three Reception Rooms • En-Suite Shower Room
- Kitchen/Breakfast Room • Cloakroom • Landscaped Rear Garden

**£359,950** TRENT/17942/7  
Frimley Office (01276) 681682



### Frimley

A four bedroom detached property situated in a non-estate location within close proximity of local schools.

- Three Reception Rooms • Conservatory • En-Suite Bathroom • Approx. 90' Rear Garden • Double Garage • Double Glazing • No Onward Chain

**£465,000** OLDBI/17958/7  
Frimley Office (01276) 681682



### Paddock Hill

A four bedroom detached property situated in a cul-de-sac location.

- Three Reception Rooms • Cloakroom • Conservatory • En-Suite Shower Room
- Off-Street Parking • Close to Local Schools • No Onward Chain

**£319,950** TENBY/17546/7  
Frimley Office (01276) 681682



### Frimley

A detached property situated in a cul-de-sac location within easy reach of Tomlinscote and Ravenscote schools.

- Four Bedrooms • Lounge • Dining Room • Family Room
- Kitchen/Breakfast Room • Double Glazing • Garage & Driveway

**£369,950** FERNC/17624/7  
Frimley Office (01276) 681682



### Dettingen Park

A detached property recently built in a cul-de-sac location.

- Four Bedrooms • Three Reception Rooms • Utility Room • Bonus Room
- Two En-Suite Shower Rooms • UPVC Double Glazing
- Double Garage & Driveway

**£499,950** DURHA/17858/7  
Frimley Office (01276) 681682

# Lettingsdirectory



### LETTINGS OFFICE

44 Victoria Road  
Farnborough, Hampshire  
GU14 7PG

Tel: 0800 035 2741

Fax: (01252) 370009

Email: [lettings@vickery.co.uk](mailto:lettings@vickery.co.uk)

### LETTINGS TEAM



The Lettings Team from left to right Jan Duggan, Karen Barnett, James Dickson, Nick Yewings, Karen Howard, Mike Vertannes, Karen Burgess, Bridget Hutt and Nigel Allen - Director

### MARKET REPORT

There has never been a busier time for our Lettings Department and we are delighted to be moving a new tenant into one of our properties every day. The demand from tenants is very strong and we are letting everything from annexes and one bedroom flats to four and five bedroom executive homes.

The Lettings team comprises two divisions, sales and property management.

Nick Yewings manages the sales team and is responsible for giving advice on marketing your property and letting the available properties as quickly as possible. Nick will also give potential Landlords advice on the right sort of property to buy for investment potential.

Once the property is let the file will be passed to our Management Department. With hundreds of clients being looked after, Karen Barnett, Manager has over 8 years of experience and is ably assisted by the management team and ensure that your property is looked after throughout the course of the tenancy.

The management team comprises Jan Duggan, Management Co-ordinator, who looks after property maintenance issues and check out dilapidations. Bridget Hutt, Accounts Administrator is responsible for collecting and paying rents and we have two Lettings Administrators, Karen Howard and Karen Burgess who jointly look after the setting up of tenancies and inspection reports for Landlords. Our team are committed to looking after our Landlords homes as if they were their own.

We are now able to offer Rent Guarantee to our clients, if you would like to know more about this and our other services please call our team on 0800 035 2741.

### DON'T ASK US!

Excerpts from commendation letters recently received by our residential lettings department-

"Jan, Many thanks to Vickery for the efficient handling of the tenancy"

"Dear Team, thank you for all your fantastic efforts on behalf of my sister"

"Nick, You have been enthusiastic, encouraging and courteous. As a result of my experiences I will have no hesitation in recommending you to anyone."

"Karen B, Karen H, Jan and everyone in Lettings, Many thanks for all your advice and help over the last 5 years."

"Karen, Thank you for your support, and that of your team, during the letting of both the house and the flat over the last five years."

Extracts from letters are available at your local office.



### Lightwater

- One Bedroom
- Maisonette
- Bathroom
- Lounge
- Kitchen
- Cul De Sac

**£550 pcm**

UNFURNISHED  
AVAILABLE IMMEDIATELY



### Bagshot

- Bedroom
- Bathroom
- Lounge
- Kitchen
- Ground Floor
- Connaught Park

**£550 pcm**

UNFURNISHED  
AVAILABLE IMMEDIATELY



### Camberley

- One Bedroom
- Lounge
- Kitchen
- Bathroom
- Garden
- Gas Central Heating

**£595 pcm**

UNFURNISHED  
AVAILABLE 4TH MAY



### Lightwater

- One Bedroom
- Lounge
- Kitchen
- Bathroom
- Back Garden
- Convection Heaters

**£600 pcm**

PART FURNISHED  
AVAILABLE IMMEDIATELY



### Camberley

- Cul De Sac
- Double Bedroom
- Lounge
- Kitchen
- Bathroom
- Gas Central Heating

**£575 pcm**

UNFURNISHED  
AVAILABLE IMMEDIATELY



### Fleet

- One Bedroom
- Lounge/Diner
- Kitchen
- Bathroom
- Off Street Parking
- Front Garden

**£610 pcm**

PART FURNISHED  
AVAILABLE IMMEDIATELY



### Aldershot

- Lounge/Diner
- Kitchen
- Bathroom
- Two Bedrooms
- Allocated Parking
- Door Entry Intercom

**£625 pcm**

FURNISHED  
AVAILABLE IMMEDIATELY



### Farnborough

- One Bedroom
- Lounge
- Kitchen
- Bathroom
- Communal Parking
- Communal Garden

**£625 pcm**

UNFURNISHED  
AVAILABLE IMMEDIATELY





**Bagshot**

- Charles Church Warwick
- Cloakroom
- Lounge/Diner
- Kitchen
- Two Bedrooms
- Bathroom

**£625 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Lounge/Diner
- Two Bedrooms
- Kitchen
- Bathroom
- Communal Garden
- Communal Parking

**£650 pcm**  
PART FURNISHED  
AVAILABLE END OF APRIL



**Bagshot**

- Charles Church Warwick
- Lounge/Diner
- Kitchen
- Double & Single Bedrooms
- Bathroom
- Gas Central Heating

**£650 pcm**  
UNFURNISHED  
AVAILABLE 19TH MAY



**Camberley**

- Three Bedrooms
- Bathroom
- Lounge
- Dining Room
- Kitchen
- Close To Shops

**£675 pcm**  
UNFURNISHED  
AVAILABLE 10TH MAY



**Ascot**

- Two Bedrooms
- Living Room
- Balcony
- Kitchen
- Bathroom
- Non Estate

**£685 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Fleet**

- Three Bedrooms
- Bathroom
- Lounge
- Kitchen/Breakfast Room
- Cloakroom
- Central Heating

**£715 pcm**  
UNFURNISHED  
AVAILABLE 20TH MAY



**Camberley**

- Lounge/Diner
- Kitchen
- Bathroom
- Double Bedroom
- Single Bedroom
- Front & Rear Gardens

**£725 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- First Floor Flat
- Two Bedrooms
- Lounge/Diner
- Kitchen
- Bathroom
- En-Suite

**£750 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Frimley**

- Three Bedrooms
- Bathroom
- Lounge
- Kitchen
- Cloakroom
- Close To Shops

**£650 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Farnborough**

- Charles Church Warwick
- Two Bedrooms
- Lounge/Diner
- Kitchen
- Bathroom
- Communal Parking

**£625 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Frimley**

- Two Bedrooms
- Bathroom
- Lounge
- Kitchen
- Communal Parking
- Gas Central Heating

**£675 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Lightwater**

- Charles Church Sinclaire
- Lounge
- Kitchen
- Two Double Bedrooms
- Bathroom
- Gas Central Heating

**£675 pcm**  
UNFURNISHED  
AVAILABLE 25TH MAY



**Fleet**

- 2nd Floor Apartment
- L Shaped Lounge/Diner
- Kitchen
- Two Bedrooms
- Bathroom
- Car-port Parking

**£695 pcm**  
UNFURNISHED  
AVAILABLE 1ST MAY



**Camberley**

- First Floor
- Lounge/Diner
- Fully Equipped Kitchen
- Bathroom
- Two Bedrooms
- Central Camberley

**£680 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Ground Floor
- Lounge/Diner
- Kitchen
- Two Double Bedrooms
- Bathroom & En-Suite
- Security Entry Phone

**£725 pcm**  
UNFURNISHED  
AVAILABLE 1ST MAY 2004



**Lightwater**

- Ground Floor
- Lounge/Diner
- Kitchen
- Two Double Bedrooms
- Bathroom
- Communal Grounds

**£750 pcm**  
UNFURNISHED  
AVAILABLE 10TH APRIL



**Camberley**

- Two Bedrooms
- Lounge/Dining Room
- Bathroom
- Kitchen
- Single Garage
- Ground Floor Flat

**£650 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Farnborough**

- Two Bedrooms
- En-Suite Shower Room
- Bathroom & Kitchen
- Double Glazing
- Close To Main Line Station
- Gas Central Heating

**£650 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- First Floor
- Lounge/Dining Room
- Kitchen
- Two Bedrooms
- Bathroom
- Close To Town Centre

**£675 pcm**  
PART FURNISHED  
AVAILABLE 1ST MAY



**Sandhurst**

- Lounge
- Kitchen/Breakfast Room
- Two Bedrooms
- Bathroom
- Gardens
- Parking Space

**£675 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Two Double Bedrooms
- Living Room
- Bathroom
- Fitted Kitchen
- Close To Town Centre
- First Floor

**£700 pcm**  
UNFURNISHED  
AVAILABLE 10TH MAY 2004



**Hawley**

- Lounge/Diner
- Fully Equipped Kitchen
- Two Double Bedrooms
- Bathroom & En-Suite
- Gardens & Garage
- Easy Access To M3

**£725 pcm**  
FURNISHED  
AVAILABLE 28TH APRIL 2003



**Lightwater**

- Two Bedrooms
- Bathroom & Cloakroom
- Driveway & Garage
- Conservatory
- Kitchen
- Living Room

**£750 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Detached House
- Kitchen/Breakfast Room
- Lounge & Dining Room
- Bathroom & Cloakroom
- Three Bedrooms
- Garage And Gardens

**£775 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Bagshot**

- Three Double Bedrooms
- Lounge
- Kitchen
- Bathroom
- Garage
- Garden

**£775 pcm**  
UNFURNISHED  
AVAILABLE 10TH APRIL 2004



**Lightwater**

- Three Bedrooms
- Bathroom
- Lounge/Diner
- Cloakroom
- Kitchen
- Garage

**£825 pcm**  
UNFURNISHED  
AVAILABLE 10TH MAY



**Camberley**

- Second Floor
- Gated Entrance
- Lounge/Diner
- Three Bedrooms
- Bathroom & En-Suite
- Kitchen

**£895 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Detached
- Kitchen
- Lounge/Dining Room
- Cloakroom And Bathroom
- Four Bedrooms
- Gardens And Garage

**£900 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Hook**

- Brand New
- Three Bedrooms
- Lounge
- Kitchen/Diner
- Cloakroom & Bathroom
- En-Suite Shower

**£1,100 pcm**  
UNFURNISHED  
AVAILABLE 2ND MAY



**Dogmersfield**

- Semi-Detached
- Character Features
- Three Double Bedrooms
- Lounge
- Dining Room
- Car Port And Garage

**£1,250 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Lounge
- Dining Room & Study
- Kitchen
- Bathroom & En-Suite
- Four Bedrooms
- Gardens & Garage

**£1,600 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Lightwater**

- Charles Church Sinclaire
- Lounge/Diner
- Kitchen
- Two Double Bedrooms
- Bathroom
- Garage In A Block

**£695 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Frimley**

- Three Bedrooms
- Lounge/Diner
- Kitchen
- Bathroom
- Garden
- Single Garage

**£785 pcm**  
UNFURNISHED  
AVAILABLE 1ST JUNE



**Camberley**

- Two Bedrooms
- Bathroom
- Lounge/Diner
- Kitchen
- Front And Rear Gardens
- Garage

**£850 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Bagshot**

- Three Bedrooms
- Bathroom
- Lounge
- Kitchen
- Front And Rear Garden
- Garage

**£900 pcm**  
UNFURNISHED  
AVAILABLE 1ST MAY



**Camberley**

- Four Bedrooms
- En Suite
- Kitchen/Breakfast Room
- Dining Room
- Family Room

**£1,050 pcm**  
UNFURNISHED  
AVAILABLE END OF APRIL



**Frimley**

- Four Bedrooms
- Bathroom
- Lounge/Dining Room
- Kitchen/Breakfast Room
- Garage
- Front And Rear Gardens

**£1,150 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Four Bedrooms
- Two Bathrooms
- Lounge & Dining Room
- Conservatory
- Kitchen & Utility
- Double Garage

**£1,400 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Deepcut**

- Five Bedroom
- Two En-suites
- Bathroom
- Lounge
- Kitchen/Breakfast Room
- Garage

**£1,700 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Detached Property With Character
- Three Reception Rooms
- Kitchen And Utility
- Five Double Bedrooms
- Garden With Gardener
- Double Garage

**£1,400 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Crowthorne**

- Terraced Property
- Three Bedrooms
- Lounge
- Dining Room
- Kitchen
- Bathroom

**£795 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Hook**

- Lounge
- Dining Room & Conservatory
- Kitchen
- Bathroom & Cloakroom
- Three Bedrooms
- Gardens & Garage

**£875 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Penthouse Apartment
- Two Bedrooms & En-Suites
- Kitchen/Breakfast Room
- Lounge/Diner
- Balconies
- Garage

**£950 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Four Bedrooms
- Bathroom
- Kitchen
- Lounge
- Garage
- Unfurnished

**£1,100 pcm**  
THREE MONTH TENANCY ONLY  
AVAILABLE IMMEDIATELY



**Camberley**

- Four Bedroom
- Two Bathrooms
- Three Reception Rooms
- Kitchen/Breakfast Room
- Utility Room & Cloakroom
- Double Garage

**£1,200 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY



**Camberley**

- Lounge/Dining Room
- Kitchen/Breakfast Room
- Utility Room & Study
- Three Double Bedrooms
- Bathroom & En-Suite
- Gardens & Single Garage

**£1,400 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Fleet**

- Charles Church Richmond
- First Floor
- Kitchenette
- Double Bedroom
- Bathroom
- Communal Parking

**£550 pcm**  
FURNISHED  
AVAILABLE IMMEDIATELY



**Deepcut**

- Terraced Town House
- Three Reception Rooms
- Kitchen And Utility
- Four Bedrooms
- Garden
- Garage

**£1,450 pcm**  
UNFURNISHED  
AVAILABLE IMMEDIATELY

