



Longcroft Road, Kingsclere, Hampshire, RG20 5TP

**SANSOME
&GEORGE**







Longcroft Road,
Kingsclere, RG20 5TP

£179,950

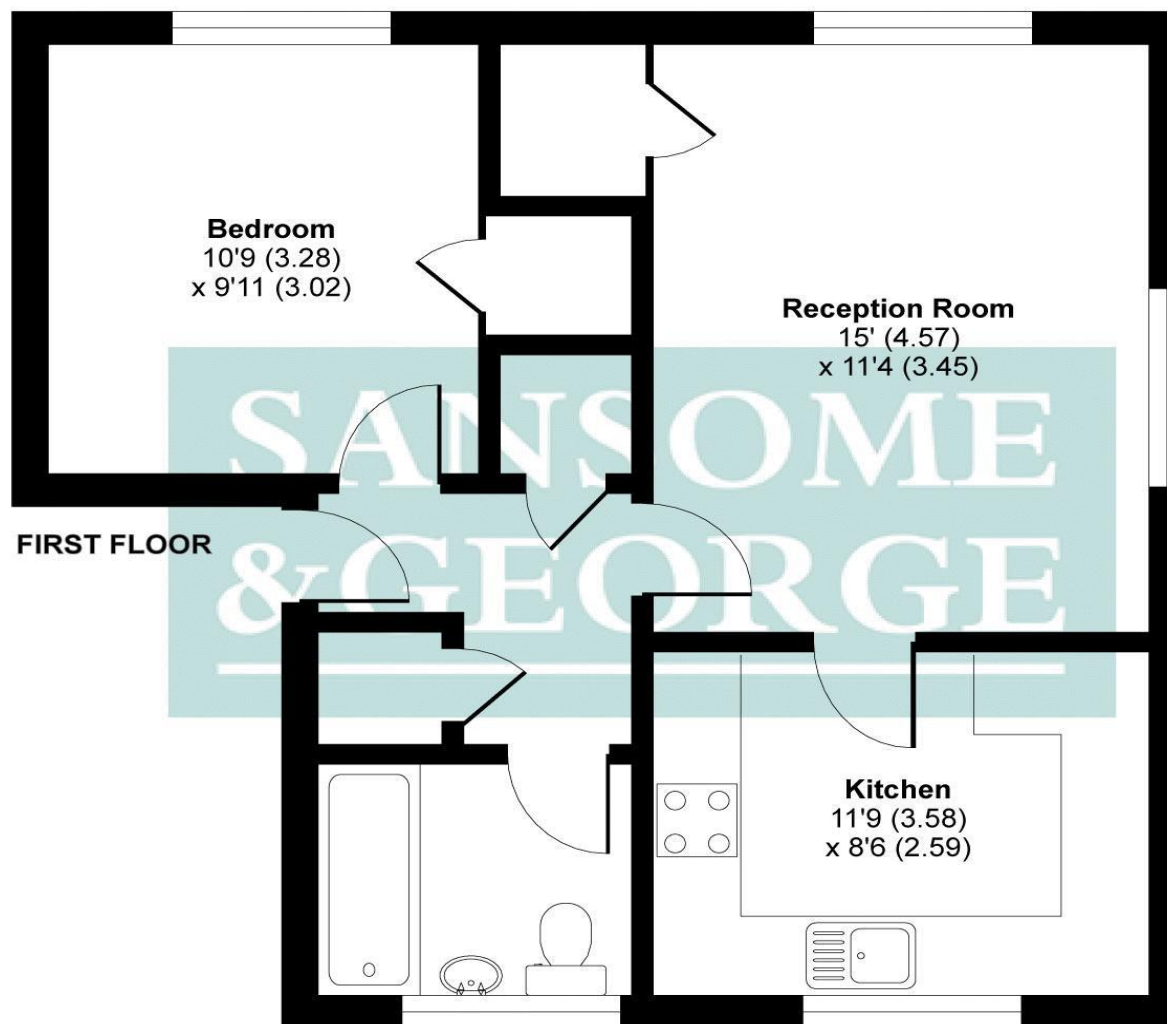
- Top Floor Apartment
- One Double Bedroom
- Living Room
- Re-fitted Kitchen
- Re-fitted Bathroom
- EPC EER C





Longcroft Road, Kingsclere, Newbury, RG20

APPROX. GROSS INTERNAL FLOOR AREA 523 SQ FT 48.6 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Copyright nichecom.co.uk 2018 Produced for Sansome & George REF : 329085

IMPORTANT NOTICE Sansome & George Hants LTD ("Sansome & George"), for themselves and for the seller of this property give notice that: 1. These details have been prepared and issued in good faith and do not constitute representations of fact or form part of any offer or contract. 2. All statements in these particulars are made without liability on the part of Sansome & George or the seller. They should not be relied upon as a statement or representation of fact. Any intending buyer must satisfy themselves as to their correctness. 3. Please note that we have not carried out a structural survey of the property nor have we tested any of the services or appliances. Please note that wiring, plumbing and drains have not been checked. 4. All measurements are intended to be approximate and for guidance purposes only. No responsibility is taken for any errors, misstatements or omissions. 5. All photographs show parts of the property as they were at the time taken. 6. Any reference to alterations or particular use of the property wherever stated, is not a statement that planning, building regulations or other relevant consent has been obtained. 7. Floorplan, all measurements, walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate only and cannot be regarded as being representative either by the seller or his agent. 8. No representation or warranty whatever in relation to this property is made by the seller or by Sansome & George nor any of its employees has any authority to make the same. 9. Your details have been added to our applicant database so that you receive regular property updates, these details may also be made available to our mortgage consultants for the provision of financial services advice.



50B, Northbrook Street, Newbury, RG14 1DT T:01635 881 090
E:newbury@sansomeandgeorge.Co.Uk www.sansomeandgeorge.co.uk

**SANSOME
&GEORGE**