



**Basswood Drive, Basingstoke, Hampshire, RG24 9SW**

**Guide Price £400,000**



Exceptionally large three bedroom Semi-Detached Family Home in Rookdown - Presented by Loddon Properties. Discover this outstanding three-bedroom family home, perfectly situated in the highly sought-after Rookdown area. Brought to you by Loddon Properties, this residence offers a harmonious blend of modern living and convenience. Upon entering, you are greeted by a welcoming hallway that sets the tone for the entire home. The hallway provides access to a convenient cloakroom and guides you to a contemporary kitchen complete with a utility room. The spacious living area, seamlessly connected to the kitchen, opens up to the dining area, which boasts double doors leading to the beautifully landscaped garden and a charming garden room. Ascending the stairs, you will find three well-appointed bedrooms, including a master suite with an ensuite bathroom. The modern family bathroom is also located along the hallway, ensuring ample space for the entire family. This property also features a separate office/gym building, with electricity, in the garden and has two dedicated parking spaces for your convenience. Ideally located within walking distance to shops, schools, the hospital, and public transport, this home offers everything a family could need. Call our team now to book your private viewing appointment! TENURE: Freehold TAX BAND: D EPC: C





- THREE BEDROOMS
- MODERN FAMILY BATHROOM
- EN-SUITE
- LARGE LIVING ROOM
- SEPARATE DINING ROOM
- MODERN FITTED KITCHEN
- CLOAKROOM
- UTILITY ROOM
- GARDEN OFFICE/GYM
- WALKING DISTANCE TO HOSPITAL & AMENITIES

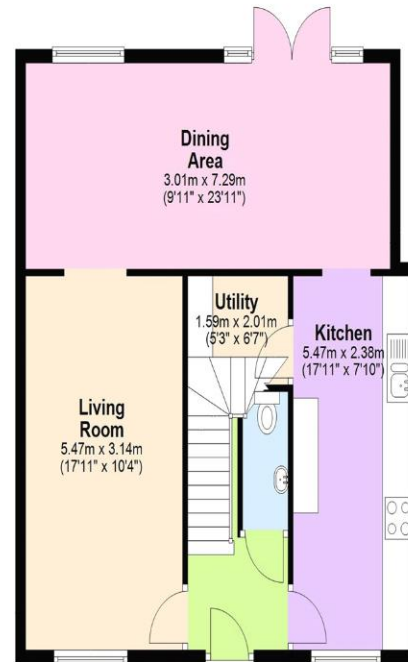


Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



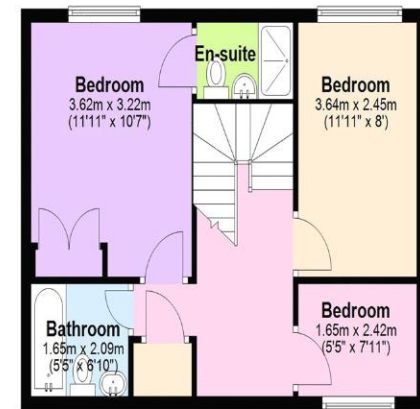
### Ground Floor

Approx. 83.1 sq. metres (894.8 sq. feet)



### First Floor

Approx. 42.3 sq. metres (455.6 sq. feet)



Total area: approx. 125.5 sq. metres (1350.4 sq. feet)

All images used are for illustrative purposes only and are intended to convey the concept and vision for the property. They are provided as a guide only, and should be used as such. Floor plans are intended to give a general indication of the properties layout only. All images and dimensions are not intended to form part any contract or warranty.  
Plan produced using PlanUp.

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