





Key Features:

- Contemporary, well presented family town house
- Three double bedrooms
- Garage with parking in front
- Living room with french doors
- Partially brick-built conservatory
- Landscaped rear garden
- En suite, cloakroom and bathroom
- Study/seating area
- Welcoming entrance hall
- Well equipped kitchen/breakfast room

Please visit our website to see our current guidelines on Covid 19.

THE PROPERTY

This contemporary family home offers generous, well presented family living across three floors. A welcoming entrance hall benefits from access to a modern cloakroom, whilst finished with quality laminate flooring that flows through into the living room. The living room is a great entertainment space, featuring a stone fireplace with a gas fire, along with french doors to both the garden and a partially brick-built conservatory. The conservatory offers a versatile space, great for use all year round, benefitting from fitted blinds and also french doors to the garden. A family kitchen/breakfast room presents a good range of appliances, with a dishwasher, washing machine, fridge/freezer, double oven and a gas hob with an extractor canopy, whilst finished with tiled flooring. On the first floor, two double bedrooms feature a master with an en suite, along with a family bathroom. The second floor features a further double bedroom, as well as a study/seating area on the landing.



THE GROUNDS

A delightful landscaped rear garden features to the rear of the property, with a corner flower beds stocked with mature shrubs, flowers and trees, a level lawn and a paved patio area, well suited to al fresco dining. A pedestrian access gate to the rear leads to a garage in a block, with an additional parking space in front. A level lawn to the front includes a pathway to the door.

LOCATION

Set along the fringes of Church Crookham, a well-connected location neighbouring Fleet. This sought after area offers reputable schools, a garden centre with café and numerous parks. Basingstoke Canal is a notable feature, along with Tweseldown race course.

VENDOR COMMENTS

"We have truly loved living in this house. The neighbours are friendly, the local amenities are brilliant and there are some truly stunning walks almost on the doorstep."

AGENT'S COMMENTS

"On the fringes of Church Crookham, in a peaceful cul de sac, is this finely presented and spacious town house."

AGENT NOTE

Please be advised there is a maintenance charge of £275 PA for the communal grounds/gardens. All details should be verified by the purchasing solicitor prior to the exchange of contracts.

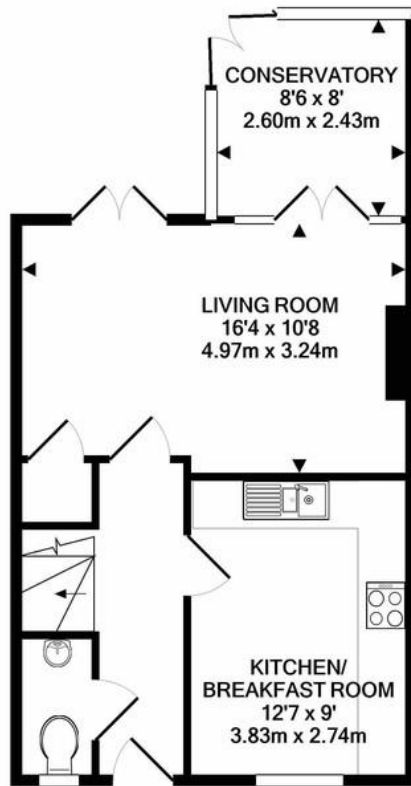
RECENT TRUSTPILOT REVIEW

"I dealt with James and he was amazing! So efficient and helpful with an impeccable understanding. The whole process has been seamless. I can't recommend them enough!"

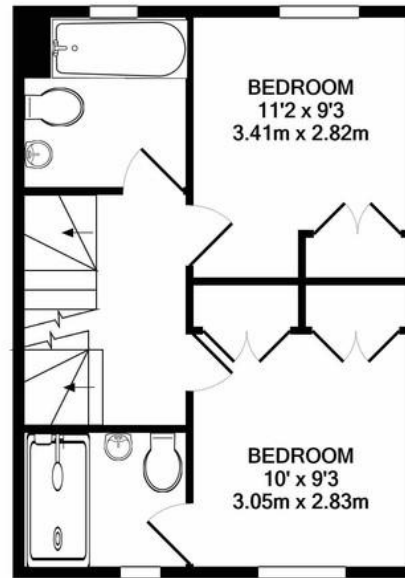
ENERGY EFFICIENCY RATING

Current: C | Potential: C

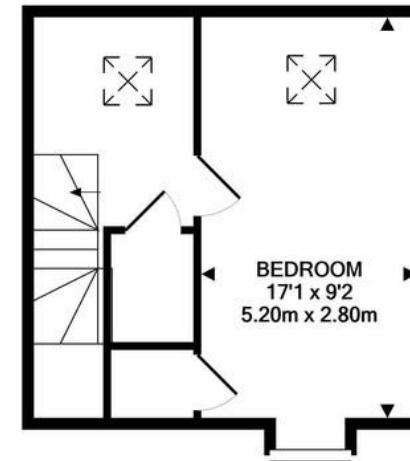




GROUND FLOOR
APPROX. FLOOR
AREA 442 SQ.FT.
(41.1 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 376 SQ.FT.
(35.0 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 284 SQ.FT.
(26.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1102 SQ.FT. (102.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
Made with Metropix ©2020

