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Flaxfield Road, Basingstoke

Guide price £325,000

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PROPERTY:

The property has been well maintained by the present owner and presented to a high standard. The accommodation is arranged over three floors with the main living accommodation and bedrooms on floors one and two. The fittings and suites are of a high quality with the kitchen and living room forming the centre-piece of the home with an open plan feel.

ACCOMMODATION:

The ground floor has a hallway with stairs to the first floor and access to a utility room/wc towards the rear. From here there is direct access into the integral garage. The first floor has a large double double aspect lounge/diner with direct access to the modern fitted kitchen and patio doors to the garden. Stairs rise from the living room to the second floor which has two good sized bedrooms and a bathroom.

OUTSIDE:

The garden to the rear is a low-maintenance feature with an enclosed surround and patio. To the front of the property is a driveway providing access to the garage.

LOCATION:

Situated in Flaxfield Road, a prominent favoured character road in the town centre of Basingstoke, the property offers easy access to shops, facilities which are located nearby. These include Milestones Museum, the Leisure Park, Morrisons superstore and Basingstoke College of technology, all of which are within easy walking distance. Road links are immediately at hand to access the wider town facilities and roads, including the A33 towards Reading and M3 towards London. The town centre also has a main line railway station with a fast train to London-Waterloo in approximately 45 minutes.

TENURE - Freehold

LOCAL AUTHORITY: - Basingstoke & Deane

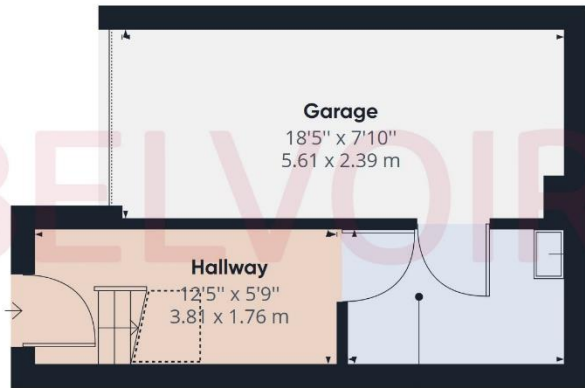




COUNCIL TAX: Band C

EPC: C

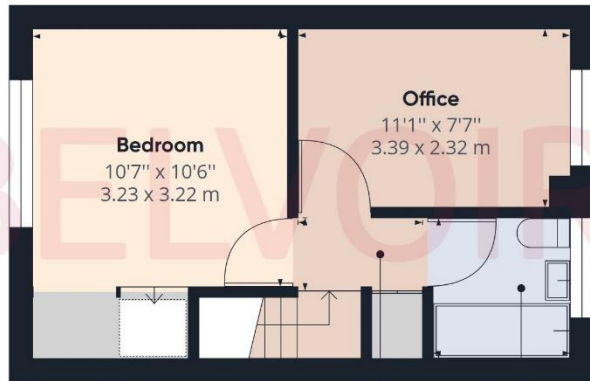




Ground Floor



Floor 1



Floor 2

Approximate total area⁽¹⁾

845.17 ft²
78.52 m²

Reduced headroom

8.59 ft²
0.80 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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