



Lambert Court, Strong Drive, Chapel Gate, Basingstoke

Guide Price £190,000

BELVOIR!



PROPERTY:

A luxury one-bedroom apartment on the second floor of this purpose-built modern block of apartments, conveniently situated within walking distance of the town centre and railway station.

ACCOMMODATION:

This spacious luxury apartment comprises a generous hallway, leading to the kitchen/living/dining room, a good-sized double bedroom, a bathroom, storage cupboard and excellent balcony. The living room and bedroom has an elevated southerly outlook to the south of Basingstoke town centre over the communal grounds.

There is an allocated parking space plus one visitor permit for additional parking.

LOCATION:

The property is situated on the northern edge of Basingstoke town centre close to amenities in South View. The town centre is easily accessible by foot within minutes, together with all other major central facilities and amenities. There are also excellent transport links via the A339, A340 and M3 junctions 6 and 7. Nearby, the main line railway station can be reached within 5 minutes' walk which offers a fast train service to London-Waterloo taking approximately 45 minutes.

TENURE: Leasehold

LEASE: 999 years from 1 January 2019.

CHARGES:

Current Ground Rent: £180 per annum

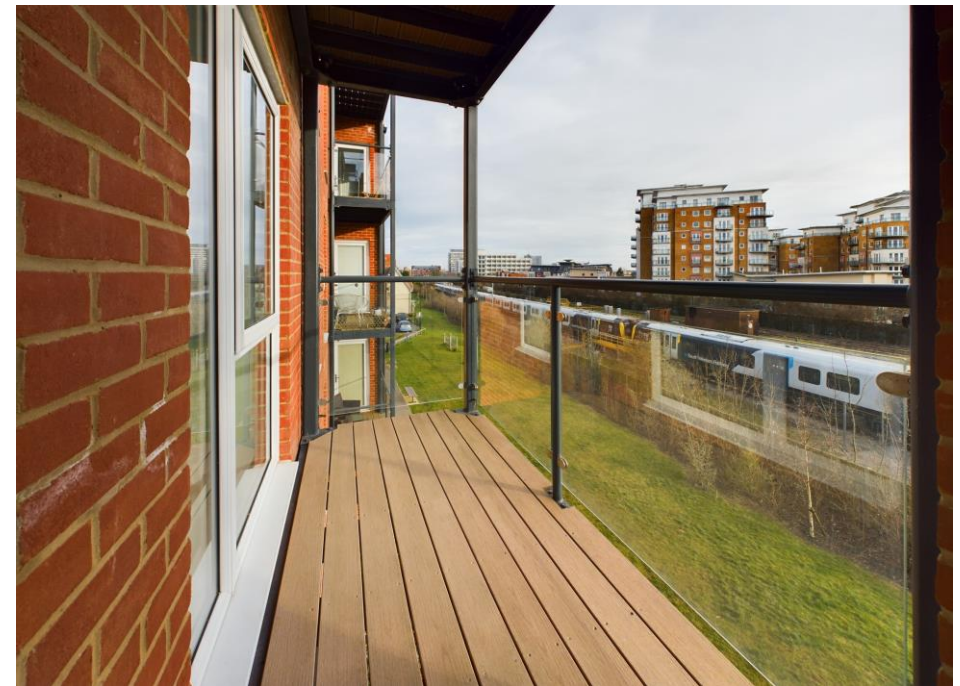
Current Service/Maintenance Charge: £768.51 per annum (based on average annual payment over three years)

LOCAL AUTHORITY: Basingstoke and Deane Borough Council.

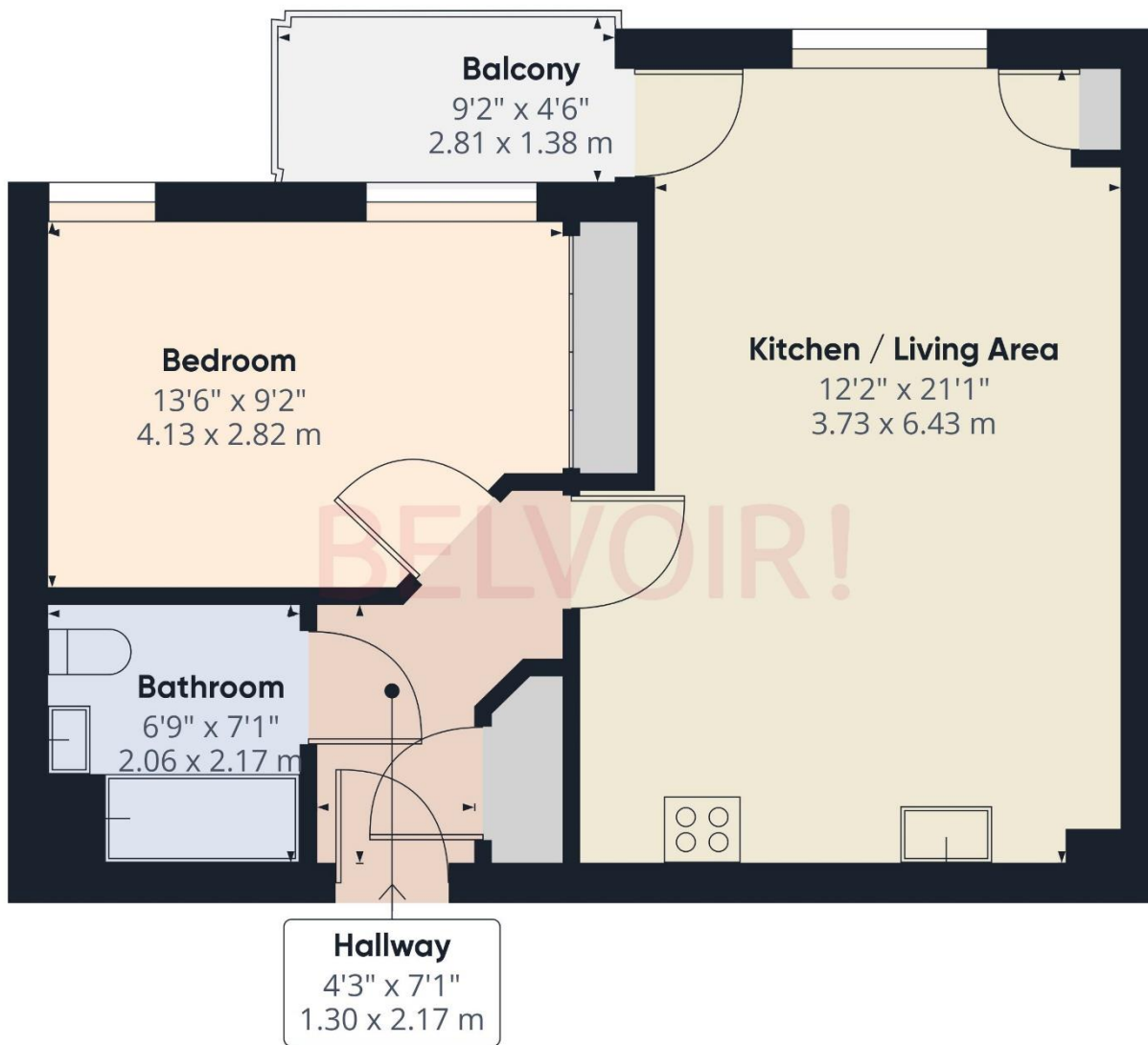
COUNCIL TAX: Band B

EPC: B





Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Approximate total area¹⁰

521.01 ft²
48.4 m²

Excluding balconies and terraces

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

GIRAFFE 360

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