



Selbon

Residential sales & lettings

Levignen Close, Church Crookham, Fleet,
Hants, GU52 0TW

Offers in excess of £800,000 Freehold



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Selbonproperty.co.uk

- Bryant Built 'Stretton' Detached Home
- Bay Fronted Lounge, Dining Room & Conservatory
- Bay Fronted Main Double Bedroom With En Suite Shower
- Gas Radiator Heating & Double Glazed Windows
- Southerly Facing Garden With Purpose Built Garden Office
- Entrance Hall & Cloakroom
- Remodeled Kitchen/Breakfast Room & Utility Room
- 3 Further Double Bedrooms & Family Bathroom
- Double Garage (Partly Converted) & Driveway
- No Onward Chain

Selbon Estate Agents are delighted to offer this modern detached family home to the market, built to the Bryant homes 'Stretton' design. The property is situated in one of Zebon Copse's most sought after cul de sacs, in Church Crookham, close to local shops, schools and other amenities.

The home has been thoughtfully extended and remodeled over the years to offer spacious and flexible living space, with the most recent addition of a new tiled roof to the conservatory, making the room an all year round space to be enjoyed, over looking the south facing garden.

Several properties in Levignen Close of the same design, have been further developed, as there is opportunity to create loft conversions over the garage and in to the loft space, subject to normal planning permissions.

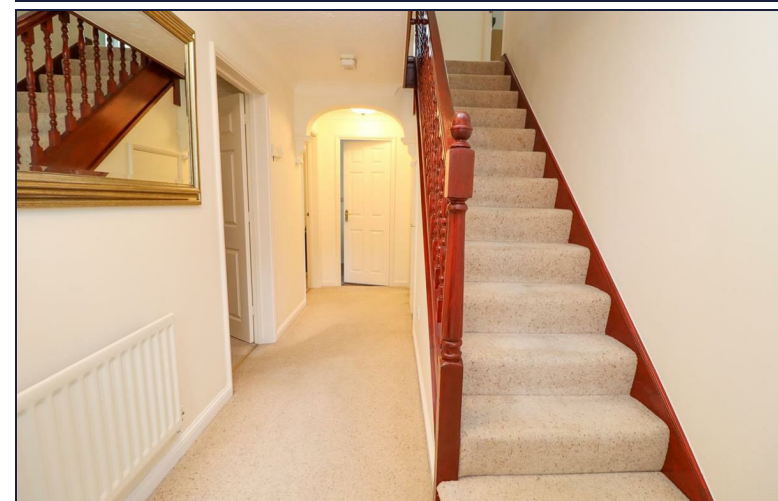
Accessed via a path through the front garden , which leads to the covered entrance porch, there is a front door giving access to the entrance hall. Off the hall way you will find the stairs leading to the first floor landing with a storage cupboard below, as well as doors leading to the cloakroom, a bay front lounge with a feature fireplace, dining room which has bi folding doors to the conservatory.

There is a remodeled kitchen/breakfast room which has been extended by moving a wall into the garage space, creating a larger area for table and chairs, there is an extensive range of storage units and work surfaces, double glazed French doors to the garden and a door leading to the utility room, which in turn has a door leading to the garage.

The first floor boasts a bay fronted main bedroom with double built in wardrobe and an en suite shower room, 3 further double bedrooms all with built in wardrobes and a family bathroom.

Further features include double glazed windows, gas radiator heating, a southerly facing garden with a purpose built 10ft garden office with light, power & phone line, double garage (partly converted) & driveway parking for 2 cars.

We highly recommend an early viewing.



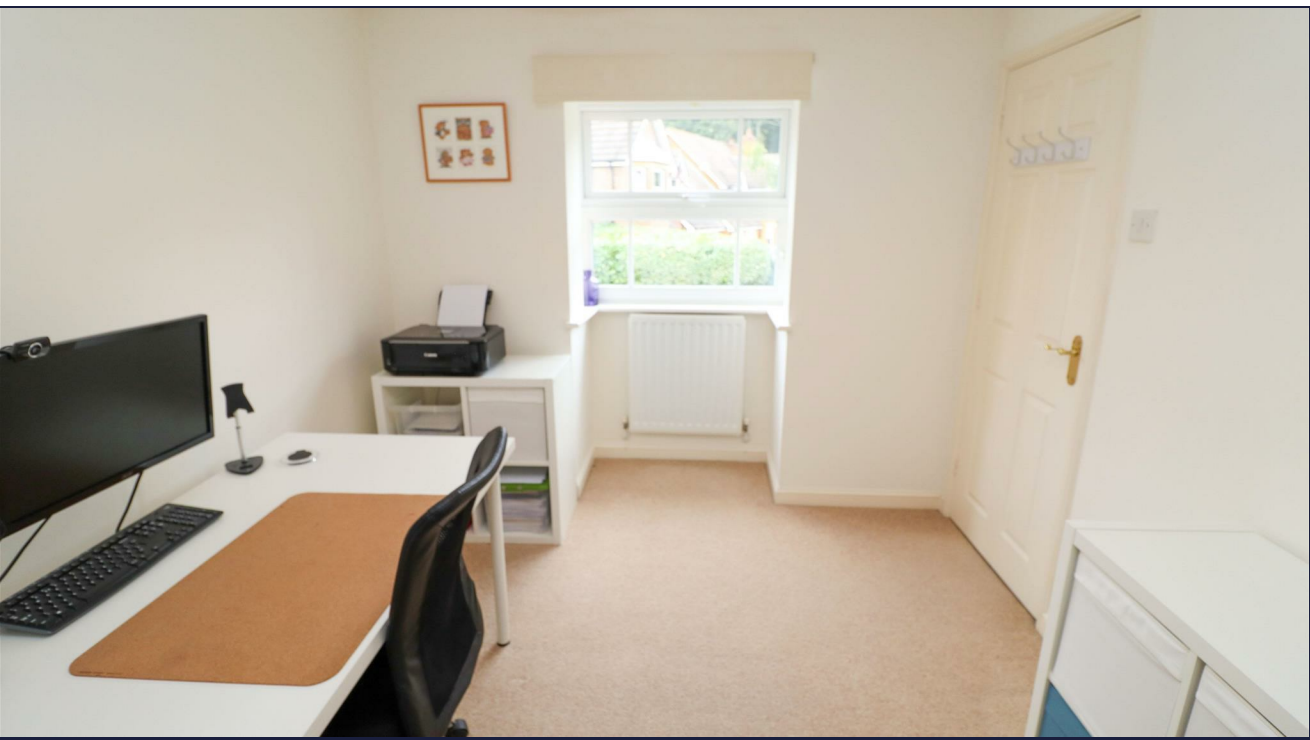






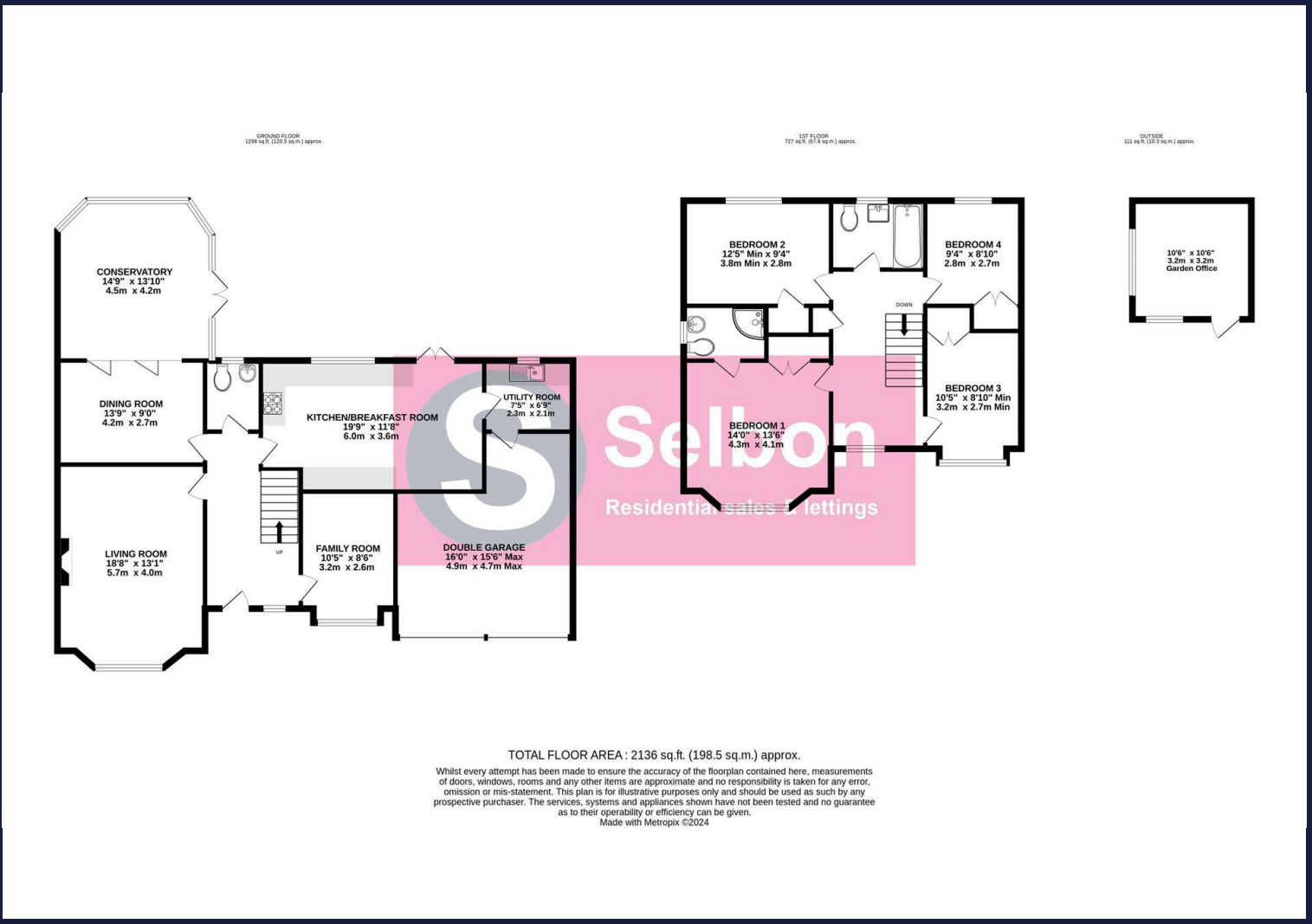








Floor Plans



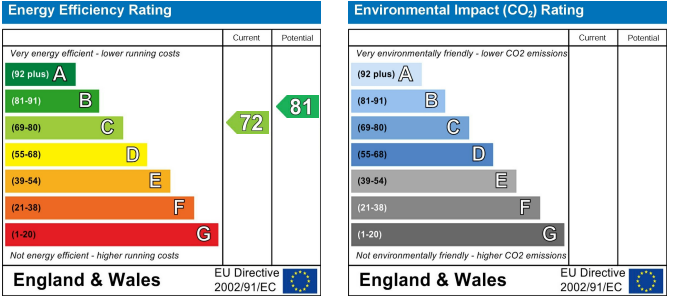
Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

Area Map



Energy Performance Graph



Council Tax Band: G

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