



Selbon

Residential sales & lettings

Jubilee Drive, Church Crookham, Fleet,
, GU52 8AN

Offers over £225,000 Leasehold



01252 979300

[Selbonproperty.co.uk](https://www.selbonproperty.co.uk)

- Ground Floor Apartment
- Open Plan Living Space
- Jack & Jill Bathroom
- Close to Local Amenities
- Crookham Park Development
- Two Bedrooms With Built-In Wardrobes
- Kitchen With Integrated Appliances
- Allocated Parking Space
- Ideal First Time or Investment Purchase
- Approx. 111 Year Lease Remaining

Selbon Estate Agents are delighted to market this a spacious ground floor apartment, conveniently located at the start of the popular Crookham Park development, close to local shops and schools.

The property is offered in excellent order throughout and is an ideal investment, first time or bolt hole purchase. A 125 year lease was granted on 1st January 2012 and has 111 years remaining. The ground rent is currently £315.92 per annum and the service charge for the current year is £2095.50.

The building benefits from two entrances, one to the front of the building giving convenient access to the shops and one to the rear of the property with both having security entry systems. The communal entrance hall houses the post boxes.

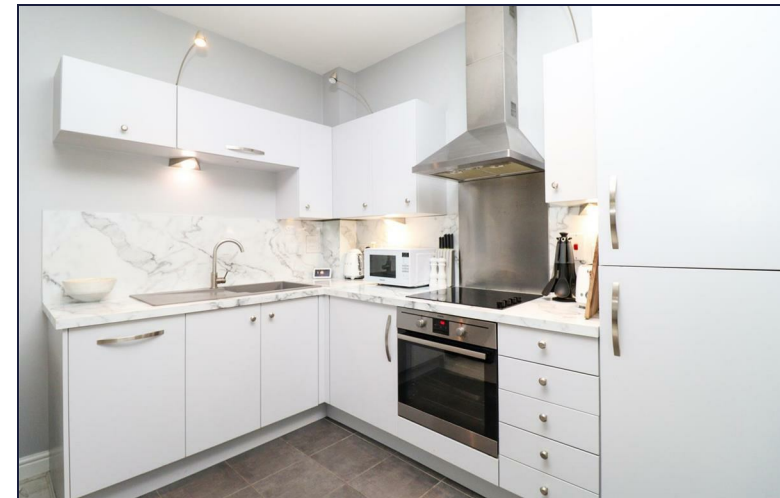
The entrance hall has two built-in storage cupboards, security entry phone system and doors to the lounge/kitchen, bathroom and both bedrooms. The open plan kitchen/living/dining room enjoys double aspect windows which allows an abundance of natural light.

The kitchen is fitted with a range of eye and base level units under a marble effect work surface, Inset sink with mixer tap. Built-in appliances include; oven, hob with extractor over, washing machine, dishwasher, fridge and freezer.

Bedroom one has a range of built-in wardrobes and door to the bathroom. The second bedroom also has a built-in wardrobe. The Jack and Jill bathroom comprises; panel enclosed bath with mixer tap and shower over, pedestal hand wash basin and low level W.C.

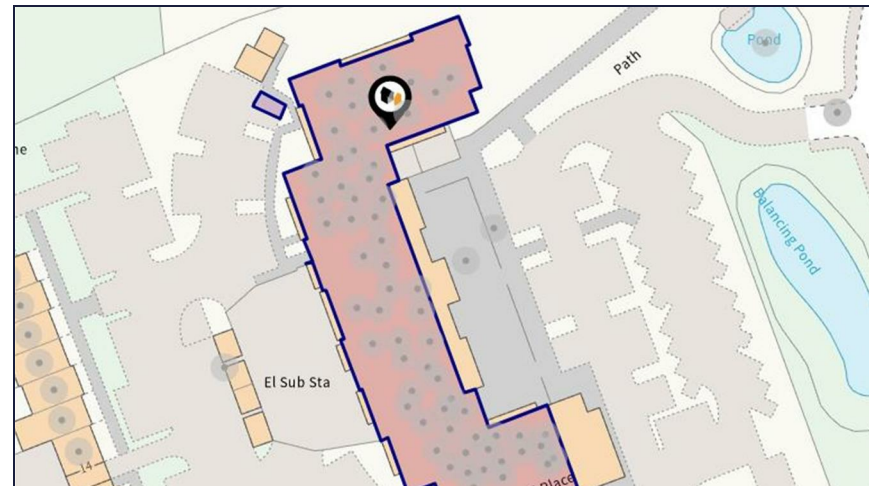
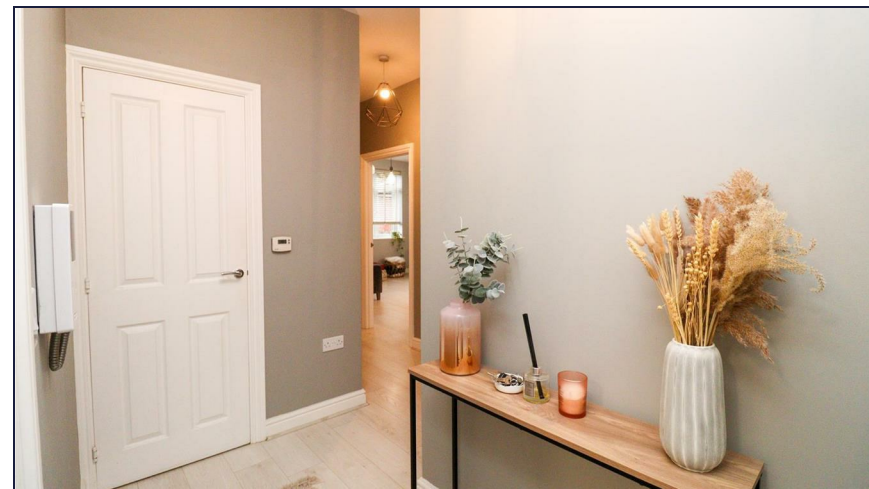
Further benefits include gas radiator heating, allocated parking space at the rear, communal bin & bike stores as well as visitor parking around the development.

Crookham Park boasts a variety of open spaces, a Sainsburys local and infant school as well as access to a wealth of walking, running and cycling routes and there is a bus route to Fleet town centre, which has an array of shops, bars and restaurants as well as Fleet train station.



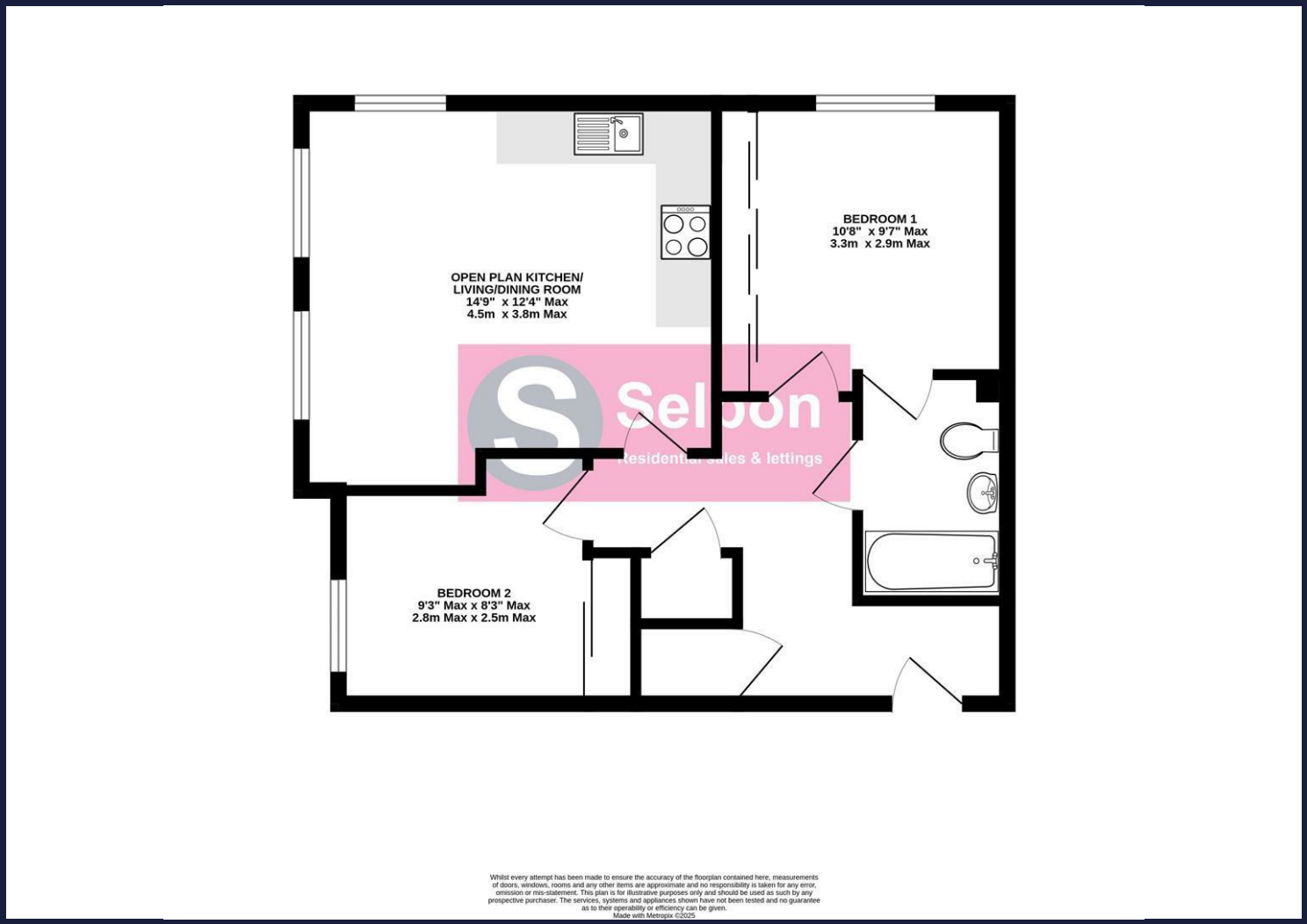








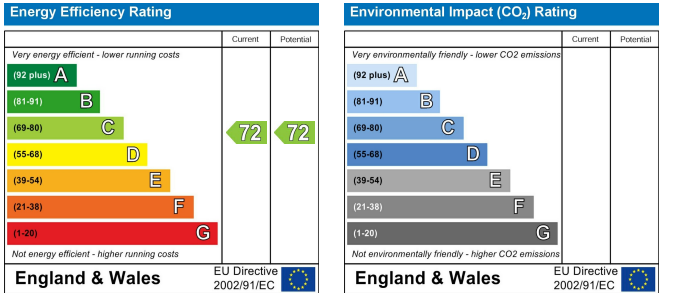
Floor Plans



Area Map



Energy Performance Graph



Viewing

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

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Council Tax Band: C