



Swaledale Gardens | | Fleet | GU51 2TE

Asking Price £495,000 Freehold

*Waterfords* W  
Residential Sales & Lettings



Swaledale Gardens |  
Fleet | GU51 2TE  
Asking Price £495,000

Offered to the market with no onward chain complications is the spacious 3-bedroom detached family home in need of modernisation but presents an excellent opportunity for someone to add their own stamp to a new home.

- 3-Bedroom Detached
- In Need of Family Home
- Modernisation
- Popular Ancells Farm Area
- Private South Facing Garden
- Driveway and Garage
- No Onward Chain
- Good size corner plot with extending potential STP
- 2 Reception areas
- Kitchen and Utility room
- Master bedroom with ensuite shower room

This spacious 3-bedroom detached family home is located in the highly sought-after Ancells Farm area. While the property is in need of modernisation, it presents an excellent opportunity for buyers to create their ideal home. Set on a generous corner plot, it offers





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The home features a private south-facing garden, perfect for outdoor living, and comes with both a driveway and a garage, providing ample parking and storage space. Inside, there are two reception areas, a kitchen, and a utility room, offering plenty of versatility for family life. The master bedroom benefits from an ensuite shower room, adding a touch of convenience and privacy.

With no onward chain, this property offers a straightforward buying process, making it an attractive option for those looking to personalise and develop their dream home in a popular, well-established neighbourhood.

Fleet is ideally situated for access to the M3 and other major road links, along with its mainline station providing fantastic rail links to Waterloo, Basingstoke and Southampton. The local bus service also offers links to the surrounding towns of Farnborough, Aldershot and Farnham. Easy access to surrounding countryside including Fleet pond nature reserve, a notable beauty spot. In addition to the town's desirable location, contributes to why Fleet has recently been voted the best place to live in the UK by the Halifax quality of







life study, and making Fleet a popular choice for families and commuters alike.

Waterfords are delighted to represent this family home, and viewings are highly recommended to truly appreciate the opportunity. Book your viewing today!

Are you looking to buy a property in Fleet? Then Waterfords Estate Agents are here to help you. As your trusted local estate agent in Surrey and Hampshire since 1995, you can ask us any questions about Fleet and the surrounding area. Feel free to pop into our branch in the Hart Centre to talk to us or call us on 01252 623333. We look forward in assisting you with buying a home in Fleet!

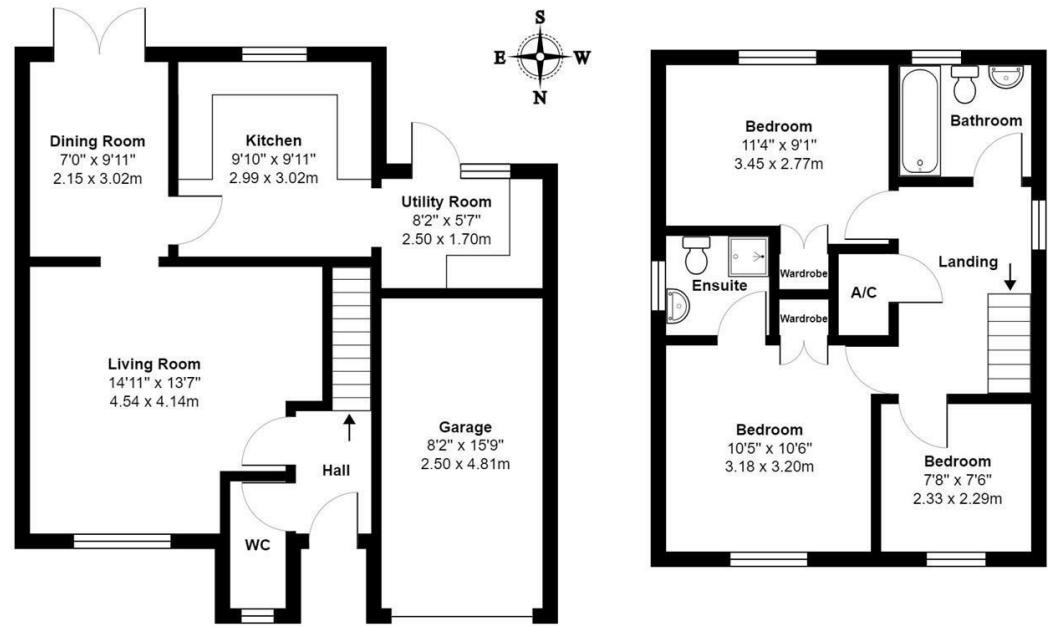
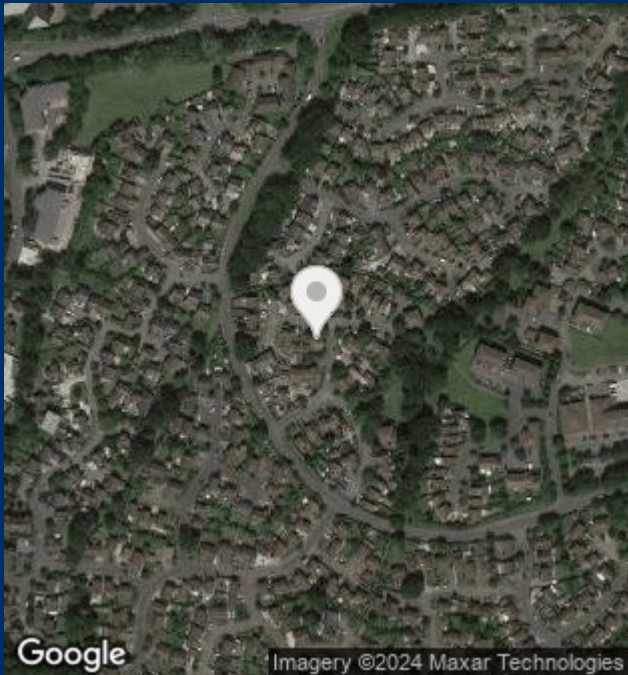
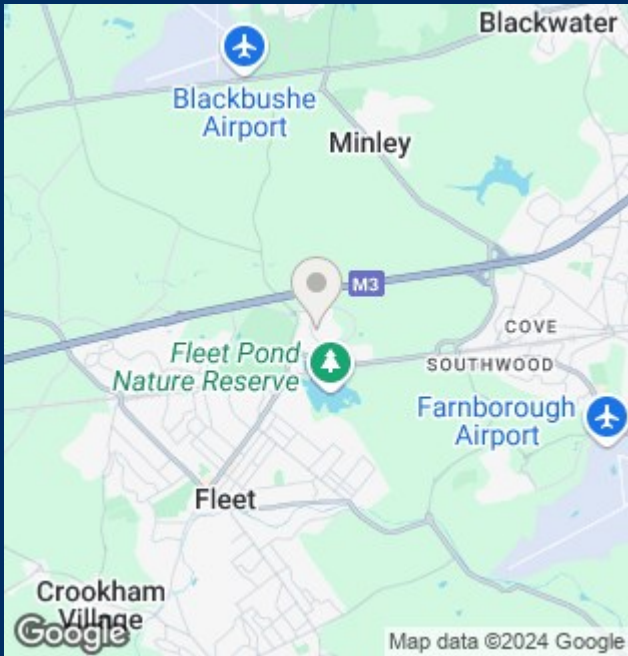
Are you wondering: how much is my house worth in Fleet? Waterfords Estate Agents can provide you with a home valuation based on the latest sales agreed for similar properties as well as valuable insights into buyers based on our extensive database. We take an analytical approach to ensuring that your property is priced correctly and ready to be sold quickly. All our advice is free and without obligation.



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Total Area: 1078 ft<sup>2</sup> ... 100.2 m<sup>2</sup>  
 All measurements are approximate and for display purposes only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			82
(81-91) B			
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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