





Right Choice Estate Agents are delighted to offer to the market with NO ONWARD CHAIN this semi detached family home in the popular area of Cranbourne. The ground floor offers an entrance hallway leading to a generous living/dining room and a fitted kitchen. The first floor benefits from three bedrooms two of which are doubles and a fitted bathroom. Additional features include a private rear garden, garage, parking and a games room.

Location: Sheppard Road is located in the popular Cranbourne, close to schools and other amenities, shops, take away's and parks, great community with bus service and convenient access to the M3 positioned to the south of Basingstoke.

Tenure: Freehold


Local Authority: Basingstoke & Deane Borough Council - Band D

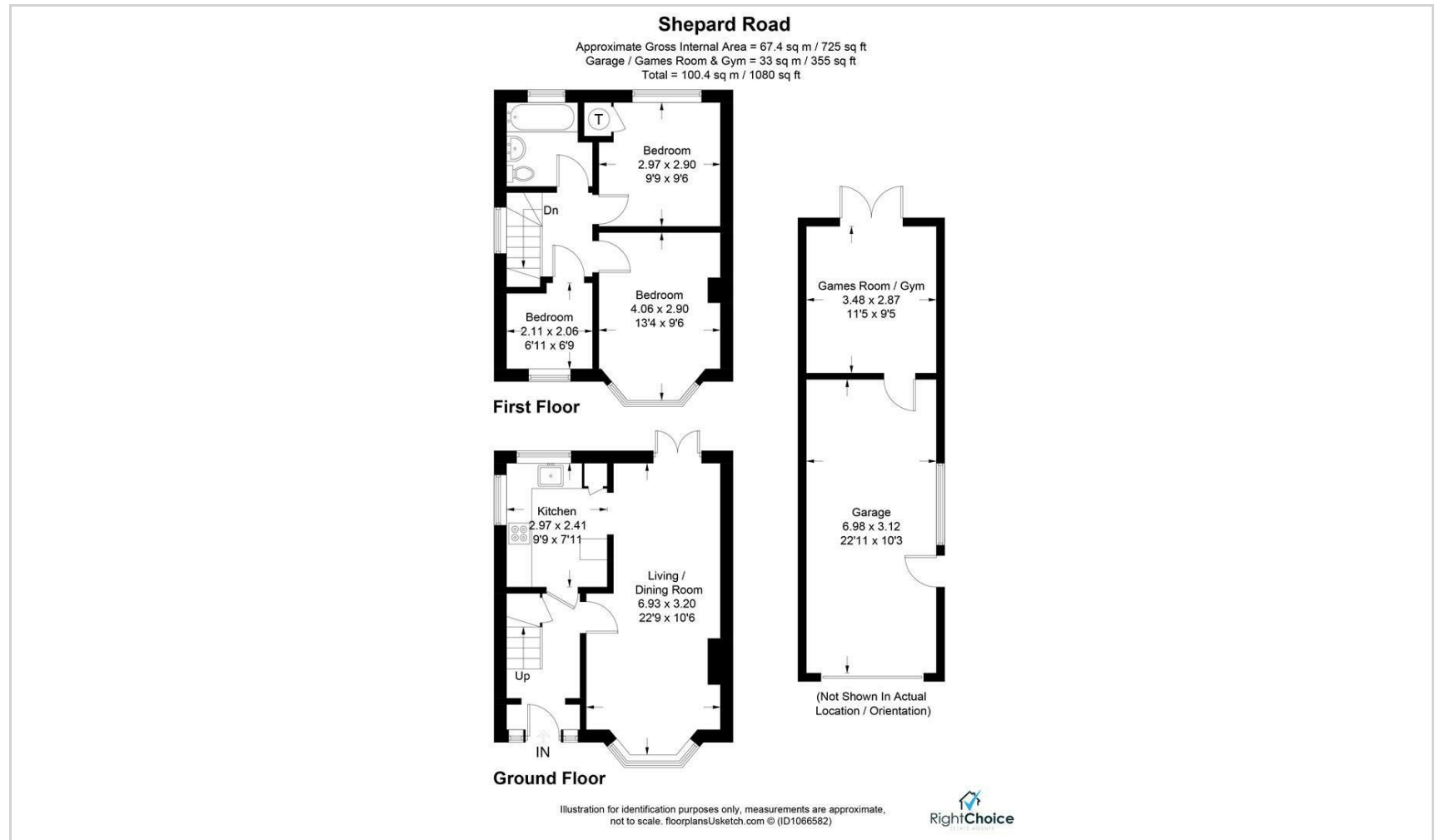
Viewing Details: Strictly by appointment only. Please Contact Right Choice Estate Agents







Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>86</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>		<b>70</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. It is the responsibility of your appointed legal representative to ensure all relevant documentation is present and the property is suitable for purchase. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. Right Choice Estate Agents is a trading name of Right Property Choice Limited, 72 Beecham Berry, Basingstoke, Hampshire, England, RG224QN, Registered No: 14505100