

Connells

Binfields Close Chineham, Basingstoke



Property Description

Offered to the market is this lovely semi-detached property located in the popular area of Chineham. The ground floor features a living room with multi fuel burner and an open plan kitchen leading to the conservatory. The first floor comprises of one double bedroom, two single bedrooms and a family bathroom. Externally, the property benefits from a low maintenance rear garden, a wooden outbuilding/ log cabin with power and light, driveway parking and a separate garage.

Situated in Chineham, just off the A33, the local area houses a Library, Post Office, Primary School, a Spa and the Chineham Shopping Centre which houses a variety of supermarkets, retail shops and takeaway services. The property benefits from being less than a mile from the Millfield Nature Reserve providing opportunity for walks and fresh air. There are bus stops which have regular services into Basingstoke Town Centre and there is easy access to Reading and the M3 via car.





Living Room

15' 8" max x 13' 5" max (4.78m max x 4.09m max)

Stairs to first floor, multi fuel burner, double glazed window to front aspect and door to:

Kitchen

13' 5" max x 8' 3" max (4.09m max x 2.51m max)

Work surfaces with cupboards and drawers under and cupboards over, stainless steel sink with drainer and mixer tap, fitted four ring gas hob with extractor hood over, fitted electric oven, space for upright fridge freezer, space for washing machine, space for dish washer and open to:

Conservatory

10' 6" max x 9' 3" max (3.20m max x 2.82m max)

Brick built, double glazed windows to side aspect, double glazed windows to rear aspect and door to rear garden.

First Floor Landing

Access to loft and doors to:

Bedroom One

13' 5" max x 8' 3" max (4.09m max x 2.51m max)

Double glazed window to rear aspect and built in wardrobe.

Bedroom Two

9' 5" max x 6' 6" max (2.87m max x 1.98m max)

Double glazed window to front aspect and built in cupboard.

Bedroom Three

6' 7" max x 6' 4" max (2.01m max x 1.93m max)

Double glazed window to front aspect and built in cupboard.

Bathroom

Panel enclosed bath, with shower attachment over, low level WC, pedestal wash hand basin, radiator and double glazed frosted window to side aspect.

Outside

Rear Garden

Laid to patio and wood panel fence enclosed with gate for side access.

Outbuilding/Log Cabin

12' 5" max x 9' 6" max (3.78m max x 2.90m max)

Wooden built with power and light.

Parking

The property benefits from driveway parking.

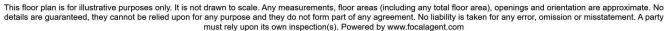
Garage

Separate to the property with an up and over door.









To view this property please contact Connells on

T 01256 464566 E basingstoke@connells.co.uk

1 Wote Street
BASINGSTOKE RG21 7NE

EPC Rating: E

view this property online connells.co.uk/Property/BTK311059





Tenure: Freehold





^{1.} MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract.

3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.