



Connells

Simons Close
Chineham, Basingstoke



Property Description

Offered to the market with no onward chain is this lovely semi-detached family home. The ground floor comprises of an entrance porch, spacious lounge and kitchen breakfast room. The upstairs consists of two double bedrooms and a modern bathroom. Externally, the property has a landscaped rear garden featuring a weather-tight storage outbuilding with power and light. The home also benefits from driveway parking.

Situated in Chineham, just off the A33, the local area houses a Library, Post Office, Primary School, and the Chineham Shopping Centre which houses a variety of supermarkets, retail shops and takeaway services. The property benefits from being close to the Binfields Woodland Park, Basing Wood and The Vyne National Trust 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 the A339 to Newbury, A33 to Reading and the M3 via car, providing many travel and commuting options.



Entrance Porch

Door to:

Lounge

14' 8" max x 12' 4" max (4.47m max x 3.76m max)

Double glazed window to front aspect, stairs to first floor and door to:

Kitchen

12' 3" max x 10' 3" max (3.73m max x 3.12m max)

Work surfaces with cupboards and drawers under and cupboards over, stainless steel sink with drain and mixer tap, space for oven and hob with extractor hood over, space for upright fridge freezer, space for washing machine, double glazed window to rear aspect and double glazed door to rear garden.

First Floor Landing

Airing cupboard and doors to:

Bedroom One

12' 4" max x 9' max (3.76m max x 2.74m max)

Two double glazed windows to front aspect.

Bedroom Two

12' 3" max x 7' 4" max (3.73m max x 2.24m max)

Double glazed window to rear aspect.

Bathroom

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

Outside

Front Garden

Laid to lawn.

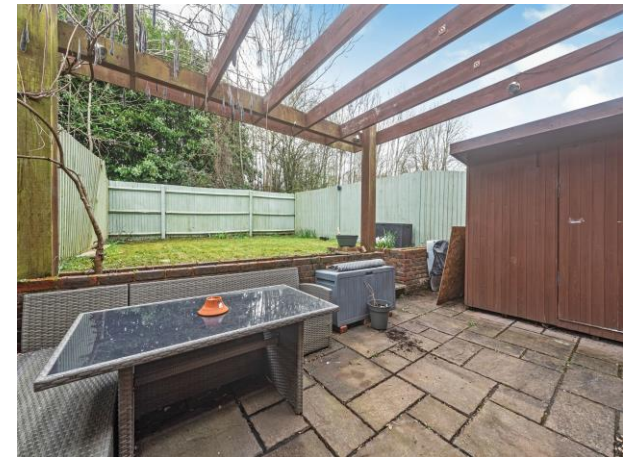
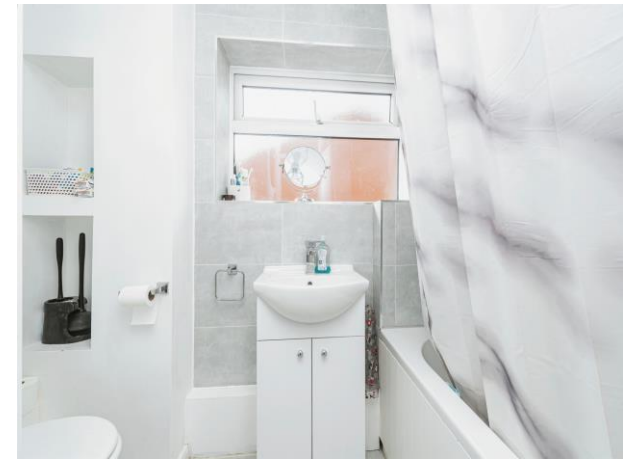
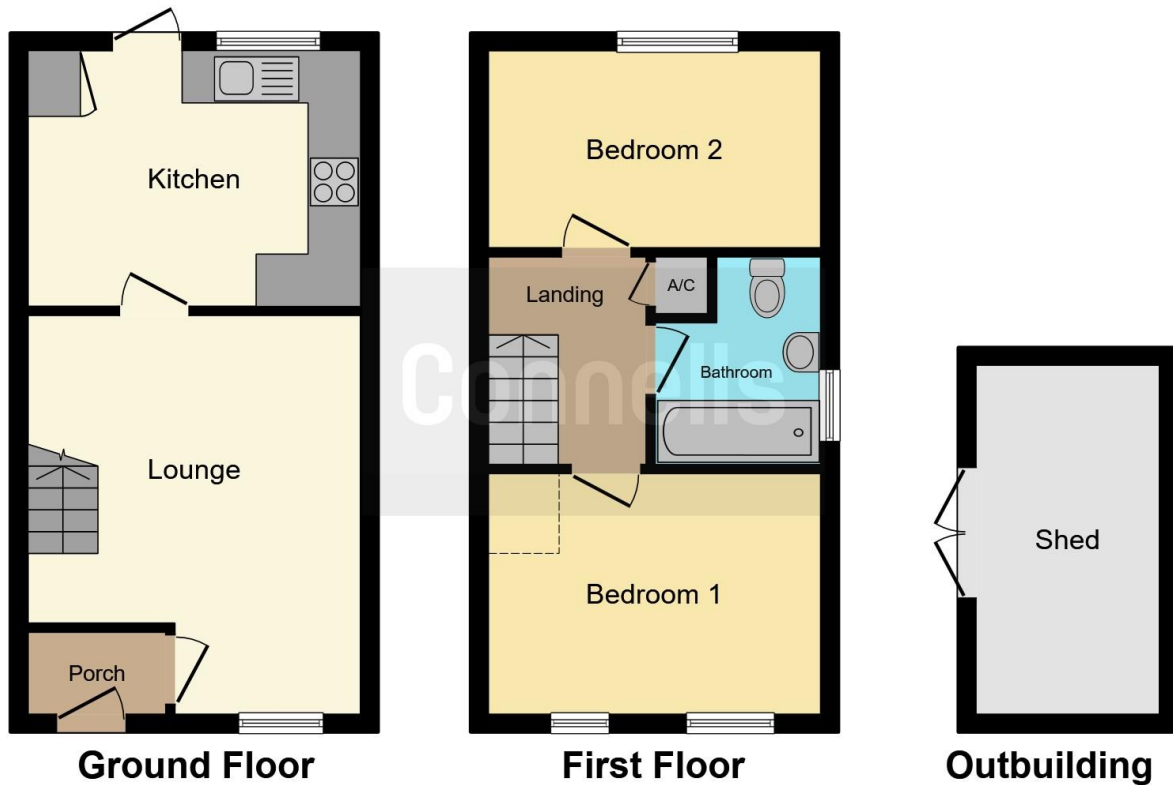
Rear Garden

Part patio and part laid to lawn, wood panel fence enclosed with gate for front access and a weather-tight storage outbuilding with power and light.

Parking

The property benefits from driveway parking.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: C

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Tenure: Freehold



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