



Connells

Wiltshire Crescent
Basingstoke



Property Description

Located in Highfields, on the Western outskirts of Basingstoke, the property is within walking distance of Highfield Play Park. Within the local area there are plenty of parks and open space, convenience stores, pubs, Schools and Nurseries, a Gym and the Manydown Farm Shop. The property is located just over a 2 mile drive from the Basingstoke Town Centre, offering the Festival Place Shopping Centre, mainline Train Station and the Basingstoke Bus Station. Also just a short distance from the property is the Basingstoke Leisure Park, meaning there is a wide range of travel, entertainment and leisure facilities and food and drink outlets close by. The property benefits from having easy access, via car, to the A339 to Newbury and Junction 6 of the M3. For those who prefer public transport, there are a number of bus stops within walking distance which are frequently serviced by the Basingstoke Stagecoach Bus Company.

Entrance Hall

Double glazed glass panel front door, storage cupboard housing boiler, ceramic tiled floor, stairs for first floor, doorway to lounge/kitchen diner, doors to:

Cloakroom

Low level WC, wall mounted wash hand basin, fully tiled floor, extractor fan

Lounge

12' 3" max x 10' 8" (3.73m max x 3.25m)
Double glazed window to front aspect.

Kitchen/Diner

14' 9" x 14' 7" (4.50m x 4.45m)
Roll top work surface with cupboards and drawers under and cupboards over, fitted five ring gas hob with hood over, two fitted electric ovens, one and half bowl stainless steel sink with drainer and mixer tap, concealed dish washer, fully tiled floor, bi-fold doors to rear garden, Velux windows

First Floor Landing

Utility cupboard with space for washing machine and tumble dryer, stairs to second floor landing, doors to:

Bedroom 1

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

Double glazed window to front aspect,

Bedroom 4

8' 8" x 6' 3" (2.64m x 1.91m)

Double glazed window to rear aspect

Shower Room

Walk in shower cubicle, vanity wash hand basin, low-level WC, double glazed frosted window to rear aspect, heated towel rail

Second Floor Landing

Loft access, doors to:

Bedroom 2

double glazed window to front aspect, door to:

En-Suite Bathroom

Panel enclosed bath with shower over, low-level WC, vanity wash hand basin, extractor fan, part tiled walls

Bedroom 3

16' 7" x 6' 2" no into door recess (5.05m x 1.88m no into door recess)

Two double glazed windows to rear aspect, door to:

En-Suite Shower Room

Fully tiled shower cubicle, vanity wash hand basin, low-level WC, extractor fan, fully tiled floor

Outside

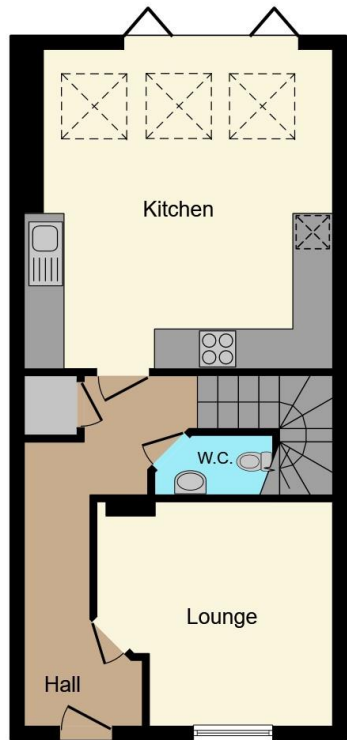
Rear Garden

Two wooden decking areas, remainder laid to artificial lawn, raised flower and shrub border, fully enclosed, two small sheds, outside tap and light

Parking

The property benefits from one allocated parking space

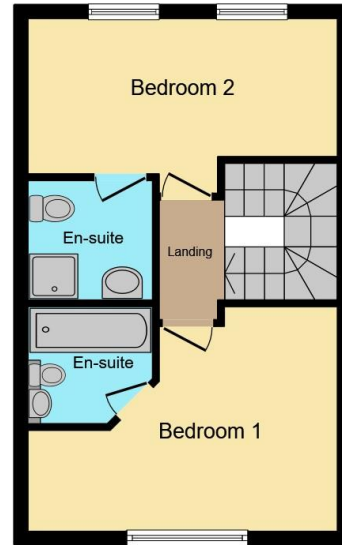




Ground Floor



First Floor



Second Floor

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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