



Connells

Chapel Close
Old Basing Basingstoke



Property Description

Situated in the heart of the village of Old Basing, tucked away from the high street. This thriving village provides everyday facilities, including a bakery/coffee shop, village store, public houses, doctors, dental and veterinary surgeries, as well as a village hall, tennis, cricket, bowling and archery clubs.

There is a highly regarded infants and primary school within the village. Independent schools nearby include Daneshill, Sherfield School, Lord Wandsworth and Cheam, to name but a few.

Basingstoke town centre is close by and provides an extensive range of shopping, educational and recreational facilities. There are stations at Hook and Basingstoke, providing fast and frequent services to London Waterloo.

The surrounding countryside is most delightful, throughout which are many public footpaths and attractive walks across farmland and along the Rivers Lyde and Loddon.

Double Glazed Glass Panel Door

Leading to:

Entrance Hall

Alarm control panel, stairs to first floor, door to garage, doors to:

Cloakroom

Low level WC, vanity wash hand basin, heated towel rail, double glazed frosted window to side aspect, tiled walls and floor.

Kitchen

13' 5" x 9' 5" (4.09m x 2.87m)

Quartz work surfaces with cupboards and drawers under and cupboards over, fitted four ring induction hob with hood over and microwave/combination oven under, one and half bowl stainless steel sink with drainer and mixer tap, double glazed window to front aspect, concealed dish washer, concealed upright fridge/freezer, concealed washing machine, door to:

Utility Room

5' 8" x 5' 6" not into door recess (1.73m x 1.68m not into door recess)

Work surfaces with triple wall mounted cupboards over, tiled floor, ceramic sink with mixer tap, wall mounted gas boiler, double glazed glass panel door to garden

Dining Area

12' 9" x 12' 4" (3.89m x 3.76m)

Double glazed French doors to rear garden, double glazed windows to rear aspect, opens to:

Lounge

25' x 12' 5" not into bay (7.62m x 3.78m not into bay)

Four double glazed windows to rear aspect, electric coal effect fire, double glazed sliding door to rear garden

Upstairs

First Floor Landing

Airing cupboard, stairs to second floor landing doors to:

Bedroom 1

15' 6" x 10' 1" (4.72m x 3.07m)

Double glazed window to front aspect, door to:

En-Suite Shower Room

Fully tiled shower cubicle, low-level WC, vanity wash hand basin, heated towel rail, tiled floor and walls, double glazed frosted window to side aspect.

Bedroom 2

15' x 11' 1" max (4.57m x 3.38m max)
Two double glazed windows to rear aspect, double wardrobe, door to:

En-Suite Shower Room

Fully tiled shower cubicle, ow-level WC, vanity wash hand basin, double glazed frosted window to front aspect, tiled floor, heated towel rail.

Bedroom 3

14' 2" x 10' 3" max (4.32m x 3.12m max)
Double glazed window to rear aspect, double wardrobe.

Bedroom 4

11' 9" x 9' 8" not into recess (3.58m x 2.95m not into recess)
Double glazed window to front aspect,

Family Shower Room

Double fully tiled shower cubicle, low-level WC, vanity wash hand basin, part tiled walls, fully tiled floor, heated towel rail.

Second Floor Landing

Door to:

Bedroom 5/Guest Room

15' 10" restricted head height x 14' 6" not into recess (4.83m restricted head height x 4.42m not into recess)
Double glazed window to rear aspect, wardrobes, door to:

En-Suite Bathroom

Panel enclosed bath with shower over, low-level WC, pedestal wash hand basin, heated towel rail, extractor fan, tiled floor, double glazed frosted window to rear aspect.

Outside

Rear Garden

A lovely and private rear garden which backs onto a part of the river Lodden and features a part patio area with electric awning, steps leading to remainder which is laid to artificial grass, fully enclosed, gate for side access, two timber build sheds, courtesy coach light, outside tap, two power points.

Parking

The property benefits from driveway parking with EV charging point which leads to:

Garage

18' 7" x 10' 3" (5.66m x 3.12m)
Electric up and over door, power and light.

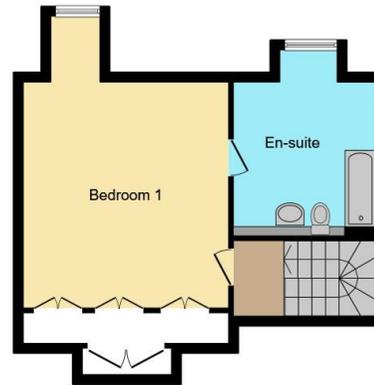




Ground Floor



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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