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Lilac Way
Basingstoke



Property Description

Located in Winklebury, this property benefits from being local to Nurseries and Schools, convenience stores, Post Office and many more amenities. Just under 3 miles from the Town Centre and with the Basingstoke Leisure Park even closer, there are plenty of options for entertainment for all ages. The local bus stops offer links to the Town Centre and across Basingstoke and with easy access via car to the A339, there are lots of travel links. The nearest supermarket is located less than a mile via car with a few more in close proximity.

Entrance Hall

Housing the electric mains.

Cloakroom

Double glazed window to front aspect, low level WC.

Understairs Utility Area

Slanted height, power and electrics, boiler.

Kitchen

9' 7" (max) x 12' 9" (max) (2.92m (max) x 3.89m (max))

Intergrated fridge-freezer with intergrated dishwasher and washing machine, four ring electric hob with extractor hood over and oven under, over and up cupboards, double bifold door to the side aspect leading to:

Conservatory

11' 4" x 9' 6" (3.45m x 2.90m)

Glass roof, top to botton glass windows, double bifold doors to rear aspect leading to the rear graden.

Lounge

15' 7" x 13' 5" (4.75m x 4.09m)

Double bifold door to side aspect to the rear garden, electric fireplace.

Upstairs

Landing

Single airing cupbaord with shelves housing the hot water tank.

Bedroom One

9' 9" x 12' 9" (2.97m x 3.89m)

Double glazed window to side aspect and loft access.

Bedroom Two

8' 4" (max) x 13' 6" (into bay window) (2.54m (max) x 4.11m (into bay window))

Double glazed window to side aspect.

Bedroom Three

10' (into bay window) x 8' 9" (3.05m (into bay window) x 2.67m)

Double glazed window to side aspect. This is the Flying-Freehold section of the property.

Bedroom Four

9' 9" x 6' 8" (2.97m x 2.03m)

Double glazed window to side aspect.

Bathroom Section One

Low level WC, double glazed window to side aspect, radiator.

Bathroom Section Two

Bathtub with overhead shower attachment, double glazed window to seide aspect, heated towel rail, wall mounted sink with mixer tap and cupboard below.

Outside

Rear Garden

Partial patio remainder laid to lawn, timber-build shed, rear access to public path.

Parking

Communal 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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T 01256 464566
E basingstoke@connells.co.uk

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 BASINGSTOKE RG21 7NE

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

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