



**Connells**

Britannia Drive  
Beggarwood Basingstoke



### Property Description

Connells are delighted to bring to the market this TWO DOUBLE BEDROOMS TOP FLOOR APARTMENT NO ONWARDS CHAIN in the popular area of BEGGARWOOD, BASINGSTOKE comprising of LOUNGE, SEPARATE KITCHEN, BATHROOM, TWO ALLOCATED PARKING SPACES

The property is located in Beggarwood on the south-western fringe of Basingstoke, with local shops and schools nearby.

The M3 (junc.7) can be reached in a few minutes. The town centre offers multiple shopping and recreational facilities together with Festival Place shopping precinct, the Anvil Concert Hall and Haymarket Theatre.

The mainline station, offers a regular service to London Waterloo in about 45 minutes.

This property is a must see, early viewings are highly recommended!!

### Lounge

18' 3" max x 12' 9" max ( 5.56m max x 3.89m max )

Double Glazed Window to Front, Telephone Point, TV Point

### Kitchen

10' 8" max x 6' 6" max ( 3.25m max x 1.98m max )

Double Glazed Window to Front, Oven, Gas Hob, Extractor Fan, Worktops, Space for Washing Machine, Space for Fridge Freezer

## Bedroom One

13' 8" max x 10' 6" max ( 4.17m max x 3.20m max )

Double Glazed Window to Rear, Built in Wardrobes

## Bedroom Two

14' 1" max x 10' 3" max ( 4.29m max x 3.12m max )

Double Glazed Window to Rear

## Bathroom

Panel Enclosed Bath with Mixer Tap, Low Level WC, Wash Hand Basin

## Parking

Two Allocated Parking Spaces









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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**EPC Rating: C**

Tenure: Leasehold

**view this property online [connells.co.uk/Property/KSH104764](https://www.connells.co.uk/Property/KSH104764)**

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2002. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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.



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