



**Connells**

Chopin Road  
Brighton Hill Basingstoke





### Property Description

A THREE BEDROOM MID TERRACE HOME offer to the market with NO ONWARDS CHAIN and features lounge/diner, downstairs cloakroom, fitted kitchen, TWO DOUBLE bedrooms, double glazed windows and gas central heating.

Chopin Road is within easy walking distance to excellent local infant, junior and secondary schools as well as good local shops and the Brighton Hill shopping centre. Basingstoke mainline train station is only a few miles away and gives access to London Waterloo in approximately 45 minutes and junctions 6 and 7 of the M3 are only a short drive away.

### Entrance

Double glazed glass panel door to :

### Entrance Hall

Storage cupboard, stairs to first floor, doors to:

### Cloakroom

Double glazed frosted window to front aspect, low level wc, vanity wash hand basin,

### Lounge/diner

21' 5" max x 11' 5" max ( 6.53m max x 3.48m max )

Two double glazed windows to rear aspect, double glazed glass panel door to rear garden, door to:

### Kitchen

12' 5" max x 8' 7" max ( 3.78m max x 2.62m max )

Double glazed window to front aspect, roll top worksurfaces with cupboards and drawers under and cupboards over, stainless steel sink with drainer and mixer, space for cooker, space for upright fridge/freezer, space for washing machine, wall mounted gas boiler, breakfast bar, part tiled walls

## Landing

Storage cupboard, loft access, doors to:

## Bedroom One

11' 9" max x 10' 8" max ( 3.58m max x 3.25m max )

Double glazed window to rear aspect,

## Bedroom Two

11' 7" max x 10' 4" max ( 3.53m max x 3.15m max )

Double glazed window to rear aspect, wardrobe

## Bedroom Three

9' 6" max x 7' 8" max ( 2.90m max x 2.34m max )

Double glazed window to front aspect, double wardrobe

## Bathroom

Double glazed frosted window to front aspect, panel enclosed bath with shower over, low level wc, pedestal wash hand basin, part tiled walls

## Outside

### Rear Garden

Part shingle patio area, remainder laid to lawn, fully enclosed, gate for rear access, shed

### Front Garden

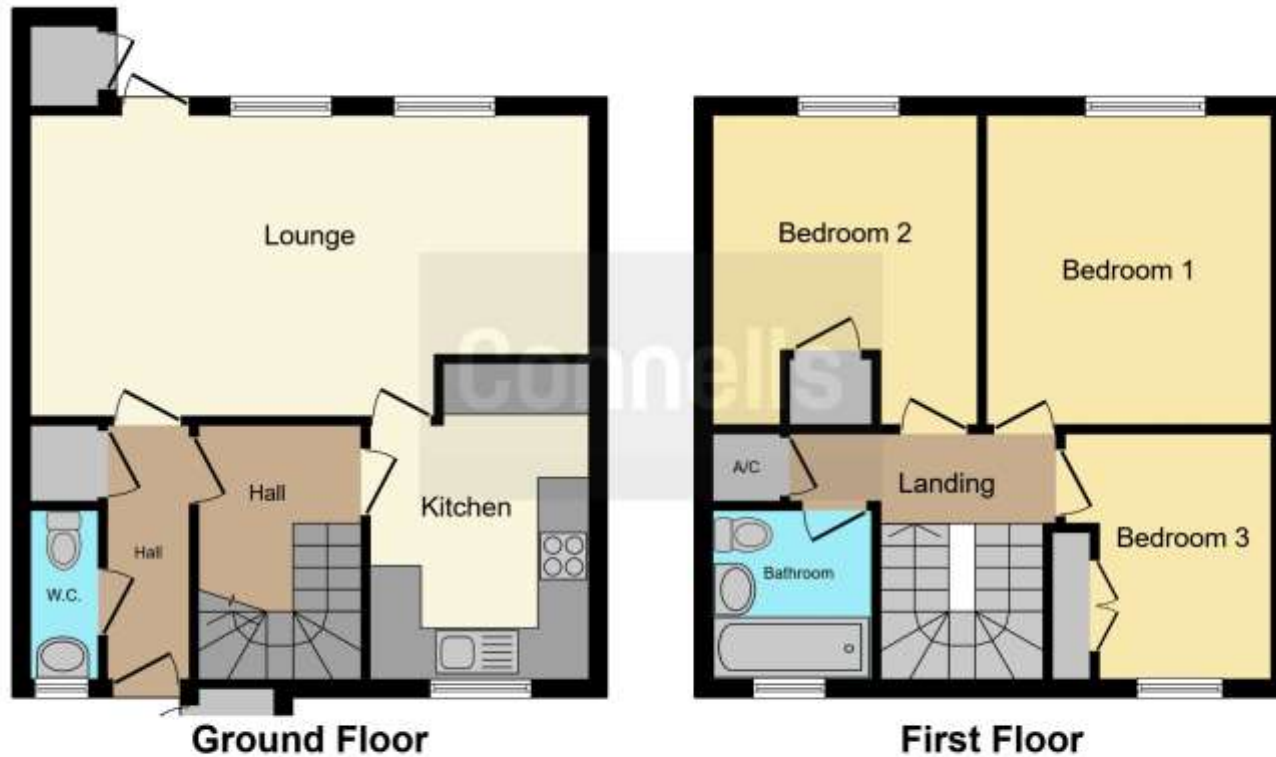
Laid to lawn, fully enclosed pathway leading to front door











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.

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**EPC Rating: C**

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Tenure: Freehold



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