



The Courtyard, Minley Road
Fleet

McCarthy
Holden

Guide Price £260,000



The Courtyard

Minley Road, Fleet

Modern one bedroom apartment in Fleet Mill with open plan living, stylish kitchen, allocated parking, and secure entry. Close to town centre, station, and green spaces. Ideal for commuters.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Allocated parking included
- Stylish modern bathroom
- Well-proportioned double bedroom
- Communal grounds
- Security entry phone system
- Bike Store



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The Courtyard is a modern and well-presented apartment forming part of the sought-after Fleet Mill development. Designed for contemporary living, the property benefits from a quality finish and a secure communal environment. The development offers well-maintained shared areas and allocated parking, making it ideal for first-time buyers, professionals or investors.

The Property

The accommodation is thoughtfully arranged and centres around a bright, open plan living and kitchen area. The kitchen is fitted with modern units and integrated appliances, while the bedroom is well proportioned and complemented by a stylish bathroom finished to a high standard. The apartment benefits from efficient use of space throughout, creating a comfortable and practical living environment.

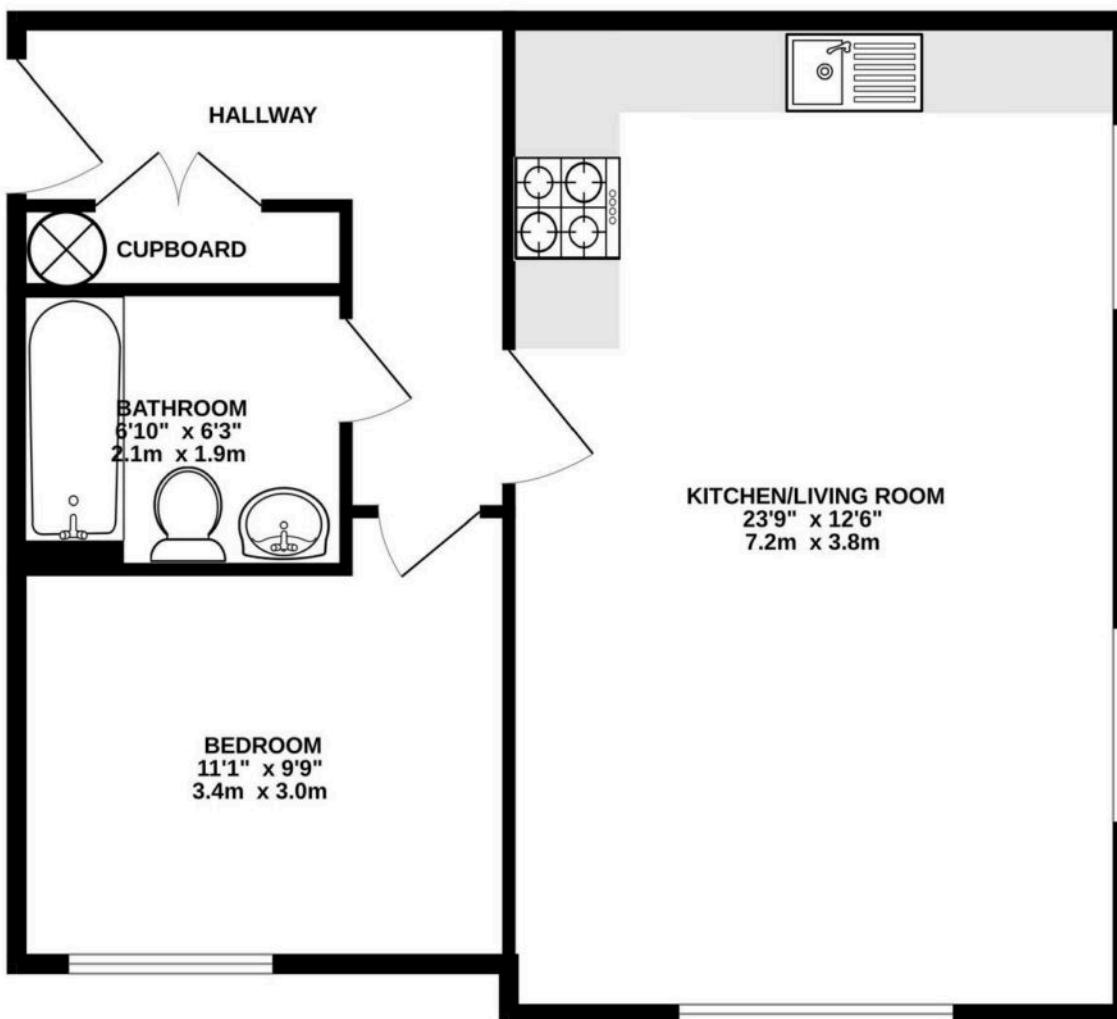
Location

The Courtyard is conveniently positioned on Minley Road, within easy reach of Fleet town centre and its wide array of shops, cafés and amenities. Fleet mainline station is nearby, offering direct rail services to London Waterloo, making the location ideal for commuters. The area also benefits from attractive surrounding countryside, including Fleet Pond, providing an excellent balance of town and outdoor living.





FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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McCarthy Holden Estate Agents, 110 Fleet Road - GU51 4PA

01252 620640 • fleet@mccarthyholden.co.uk • www.mccarthyholden.co.uk/

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