



Osbornes
Independent estate agents

Brand House
Coombe Way | Farnborough

TOWN CENTRE LOCATION.

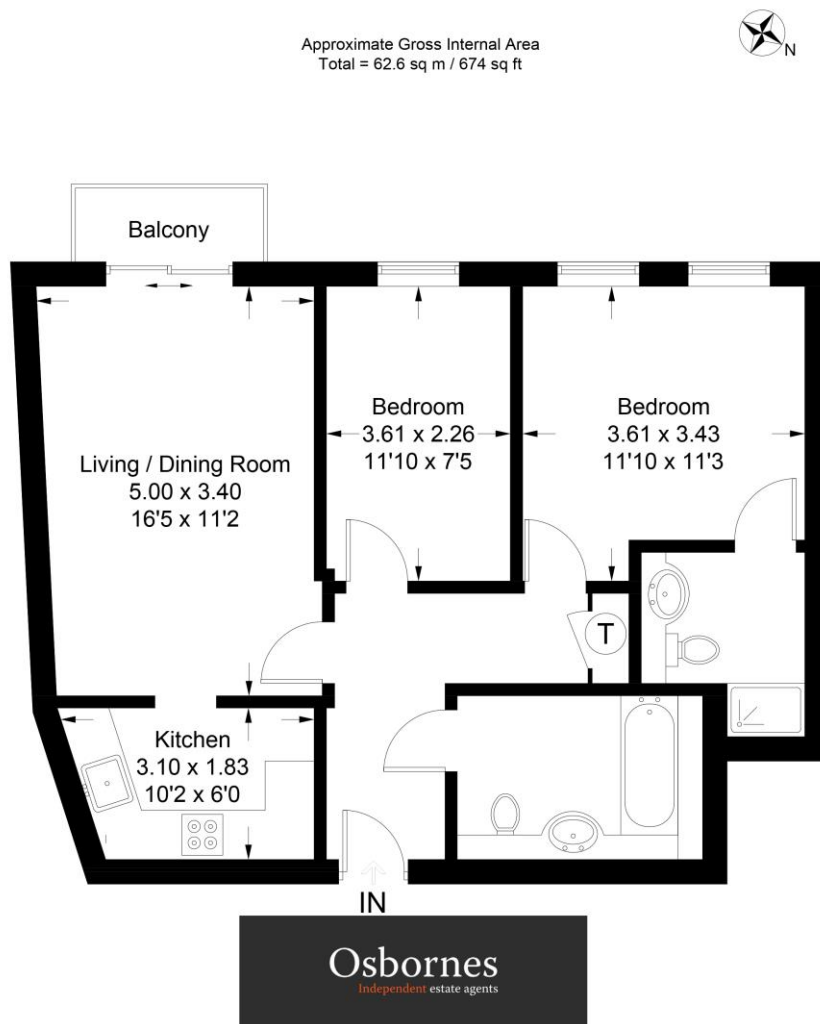
Two bedroom | Ensuite to Main Bedroom | Balcony | Allocated Underground Parking | Close to Main Line Station | No Onward Chain

£205,000 | Leasehold

TOWN CENTRE LOCATION. This top floor two bedroom apartment is, in our opinion, offered to market in very good condition benefiting from spacious lounge/diner, balcony, fitted kitchen, fitted bathroom, en-suite to main bedroom and allocated underground parking. Situated in central Farnborough only a stones throw from the MAIN LINE STATION (less than 40 minutes to London Waterloo). EPC B - Council Tax Band C - Lease Remaining 109 Years - Service Charge £190pcm - Ground Rent £260pa Lease details, service charges, ground rent, maintenance charges (where applicable), and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.







Brand House

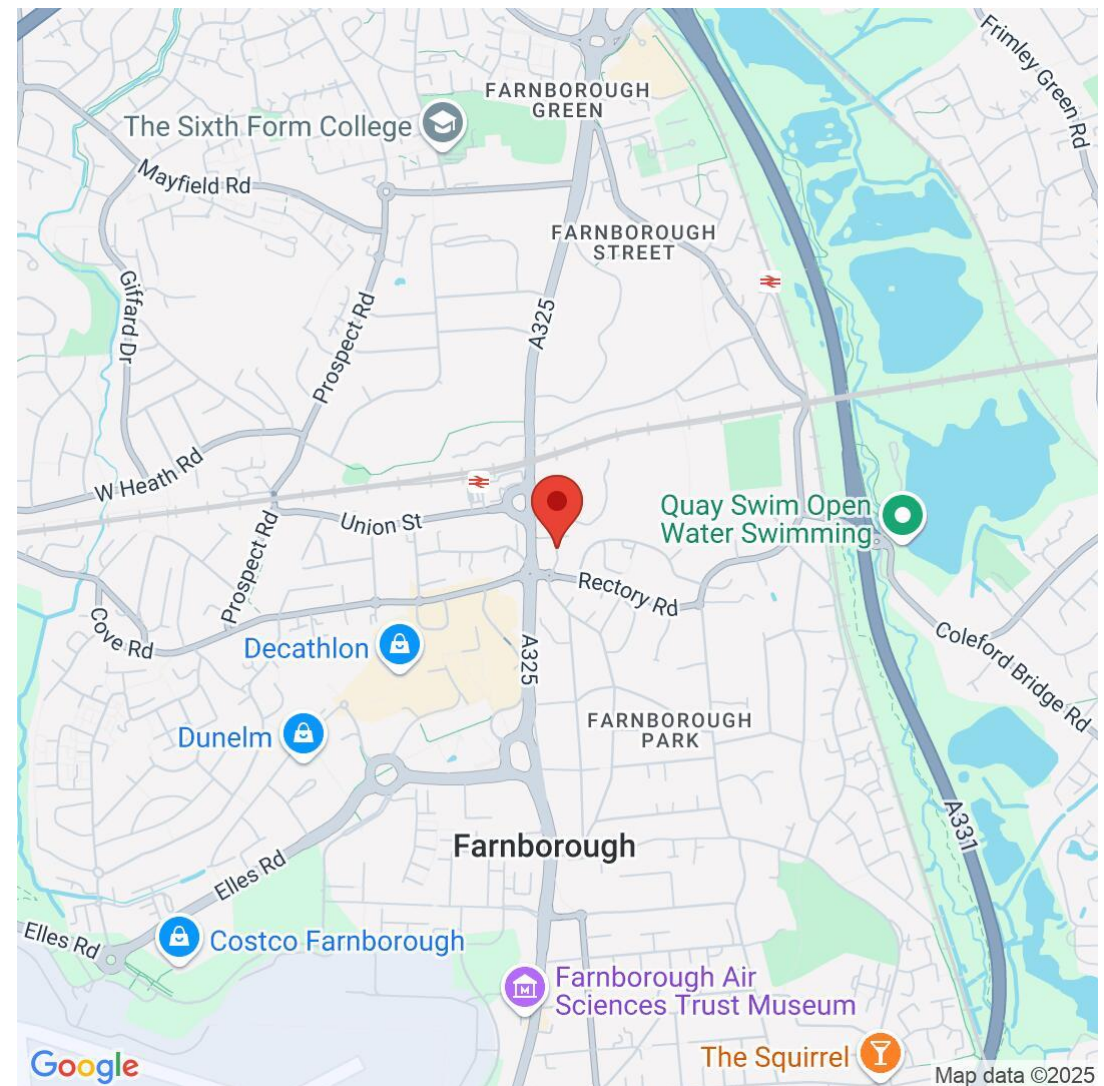
Illustration for identification purposes only, measurements are approximate,
not to scale. FloorplansUsketch.com © 2023 (946073)

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		