



# THE PROPERTY EXPLORER



## 74 Moat Close

Bramley, Tadley, RG26 5AF

**Asking Price £525,000**  
**Freehold**



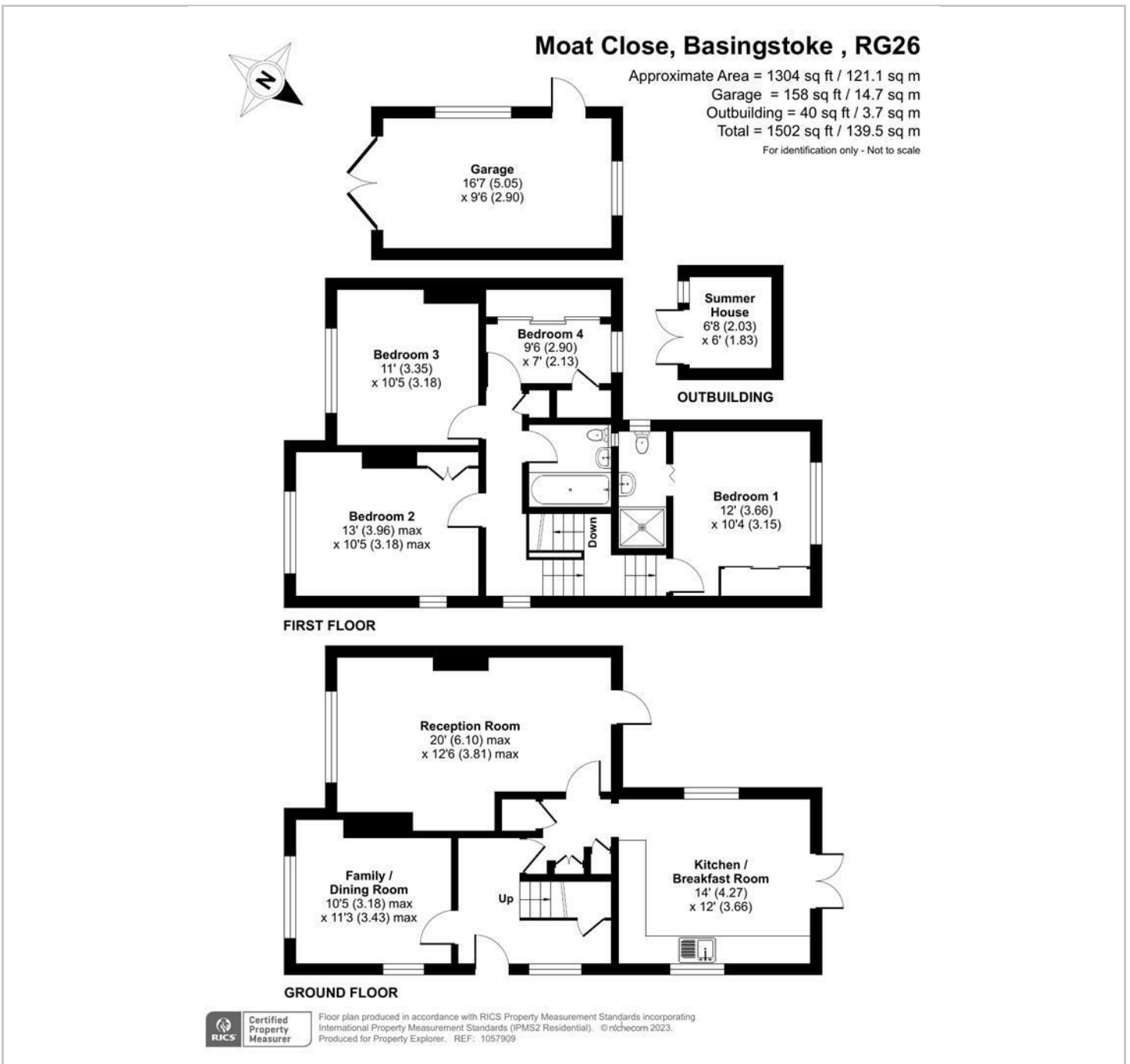
EXPLORER - We are delighted to offer this extended 4 bedroom semi-detached family property positioned centrally on a generous plot with large garden in a sought after Village location. Viewings highly recommended by the sellers sole agents.





Well suited to commuters, this property has easy access to Bramley, Basingstoke, Reading, Winchfield and Fleet train stations which have trains to Waterloo taking approx. 55 minutes. Bramley railway station is just 0.2 miles from the property with regular trains to both Reading and Basingstoke. Local state and private schools for all age groups are close by including Bramley C of E School across the road. Basingstoke Town Centre is also just 6.5 miles away and Reading 12 miles. Bramley is located nearby to Stratfield Saye House and Wellington Country Park which both form part of the Duke of Wellington Estate.

NB. The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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