



THE PROPERTY EXPLORER



31 West Ham Close

Price Guide £295,000

Freehold



EXPLORER - Spacious three bedroom property that offers many unique selling points. Big windows enable a natural source of light helping to create a bright and airy first impression throughout the property. Viewings highly recommended.



Offered to the market in excellent condition throughout. Benefits include downstairs WC, enclosed garden and ample communal parking. The property is perfectly situated on a quiet cul-de-sac, and only a short drive to the Town Centre hustle & bustle where there's a plethora of Restaurants & Bars. Basingstoke Rail links are within close proximity and offer regular fast train services to London Waterloo in under an hour.

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. The information provided about this property does not constitute or form part of an offer or contract, nor may be 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.

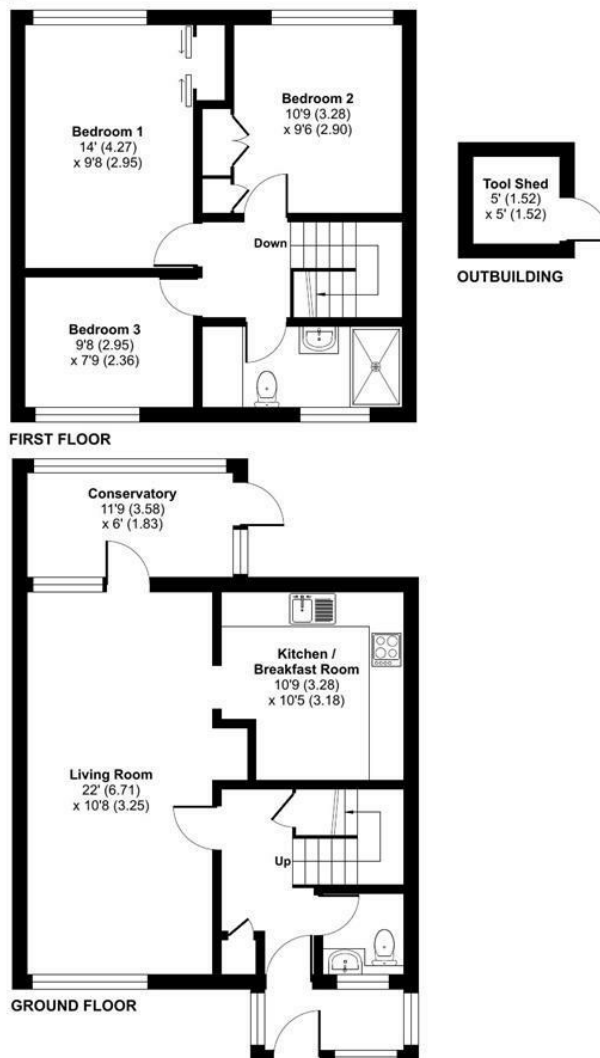
West Ham Close, Basingstoke, RG22

Approximate Area = 1069 sq ft / 99.3 sq m

Garage = 25 sq ft / 2.3 sq m

Total = 1094 sq ft / 101.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2024. Produced for Property Explorer. REF: 1108302.

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