



# THE PROPERTY EXPLORER



## 4 Hutchins Way

Marnel Park, Basingstoke, RG24 9UN

**Asking Price £280,000**  
**Freehold**



EXPLORER - We are delighted to offer for sale this modern 2 double bedroom terraced home nicely situated on the ever popular Marnel Park development. An ideal first time purchase. CHAIN FREE.



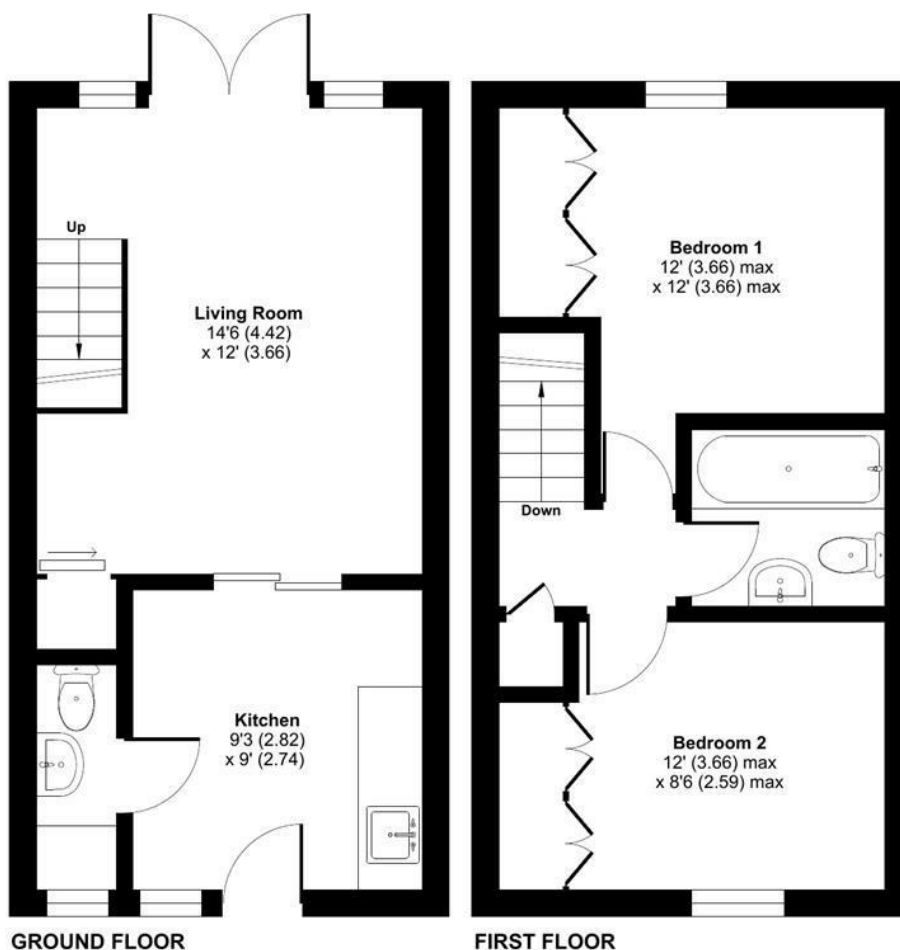
Internally the front door opens into well appointed kitchen with sliding door, leading to lounge/diner with french doors leading to the rear garden. Upstairs offers 2 good sized double bedrooms and bathroom. There is an enclosed rear garden with access to allocated parking. Hutchins Way is ideally located within close proximity to a range of amenities that include local supermarket, healthcare provisions, and excellent schools. Marnel Park is a great family area, living here you can enjoy great surroundings and become part of a vibrant local community. By road, the nearby M3/M4 motorways provide excellent road links to London and the South Coast. Basingstoke train station provides regular fast train services to many destinations, including London Waterloo in under an hour.

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.

## Hutchins Way, Basingstoke, RG24

Approximate Area = 584 sq ft / 54.2 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). © nichecom 2024. Produced for Property Explorer. REF: 1195779

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