



1 Viables Lane, Basingstoke – RG22 4BU

£500,000 Freehold

3 BEDROOMS • GARAGE • ENSUITE • DOWNSTAIRS WC • OFF ROAD PARKING • NON ESTATE LOCATION



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EXPLORER – A Rare Opportunity — Stunning Detached Family Home Moments from Basingstoke Town Centre. Delighted to offer to the market this exceptional three-bedroom detached family home, perfectly positioned in a highly desirable non-estate location just a short distance from Basingstoke Town Centre.

Council Tax band: F

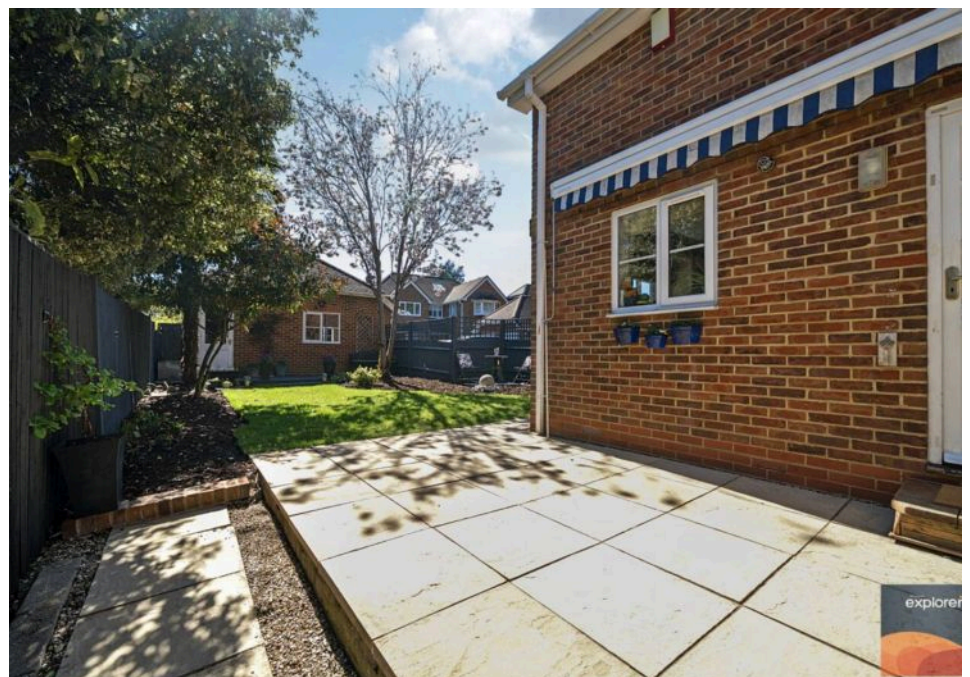
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D



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APPROX. GROSS INTERNAL FLOOR AREA 1106 SQ FT 102.7 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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.