

## Mulligan Way, Rooksdown – RG24 9YN

£425,000 Freehold

THREE BEDROOMS • ENSUITE TO MAIN BEDROOM • DOWNSTAIRS WC • WALKING DISTANCE OF HOSPITAL • WALKING DISTANCE OF EXCELLENT LOCAL PRIMARY SCHOOL • CLOSE TO GREEN SPACE • A339 TRANSPORT LINKS • DRIVEWAY PARKING

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the property  
**explorer**

Nestled within the sought-after Gillies Meadow development in the Parish of Rooksdown, this modern three-bedroom semi-detached home offers stylish, contemporary living in a highly convenient location—just a short walk from the hospital and an outstanding local primary school. Early viewing is strongly advised.

Council Tax band: D

Tenure: Freehold

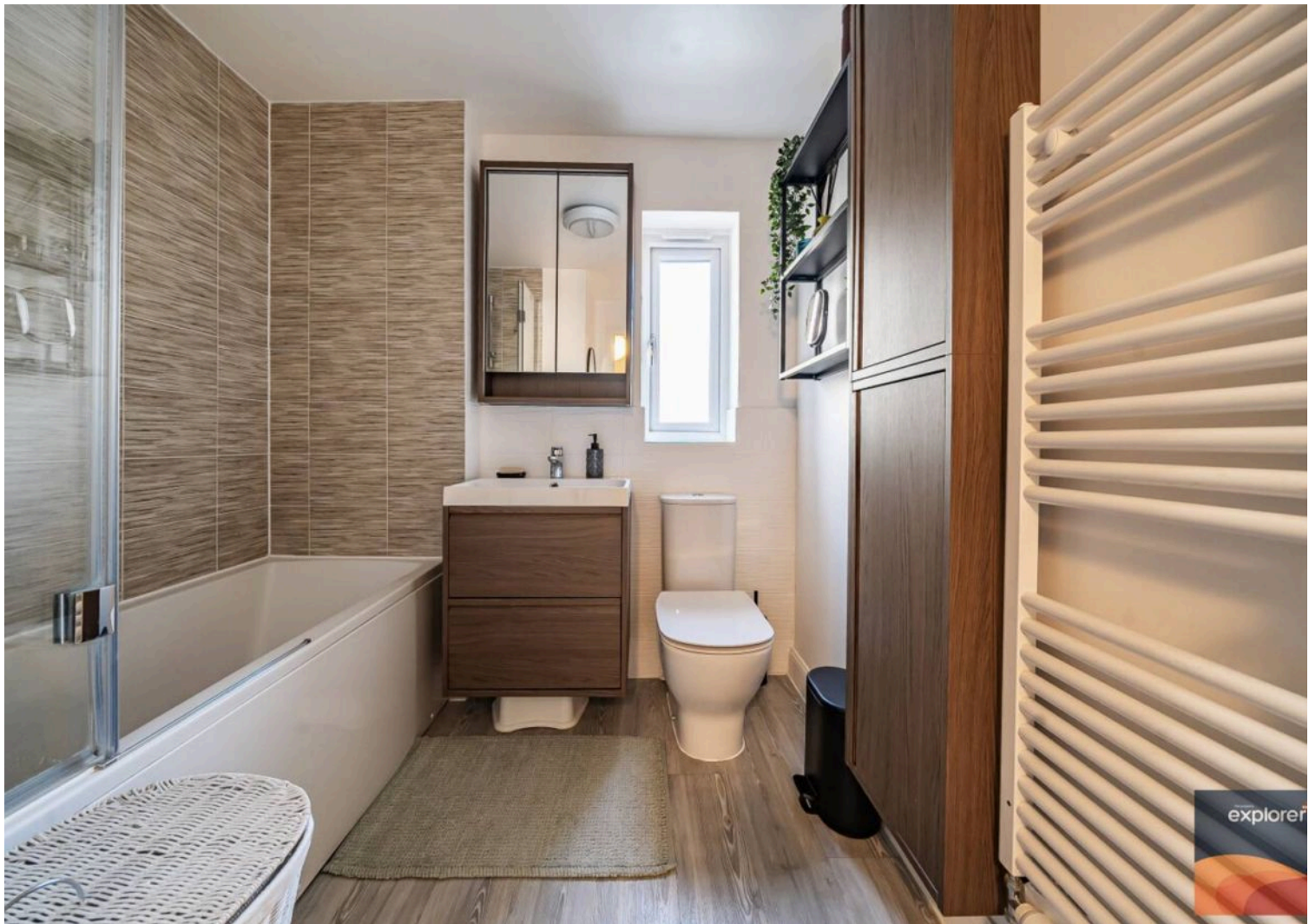
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B



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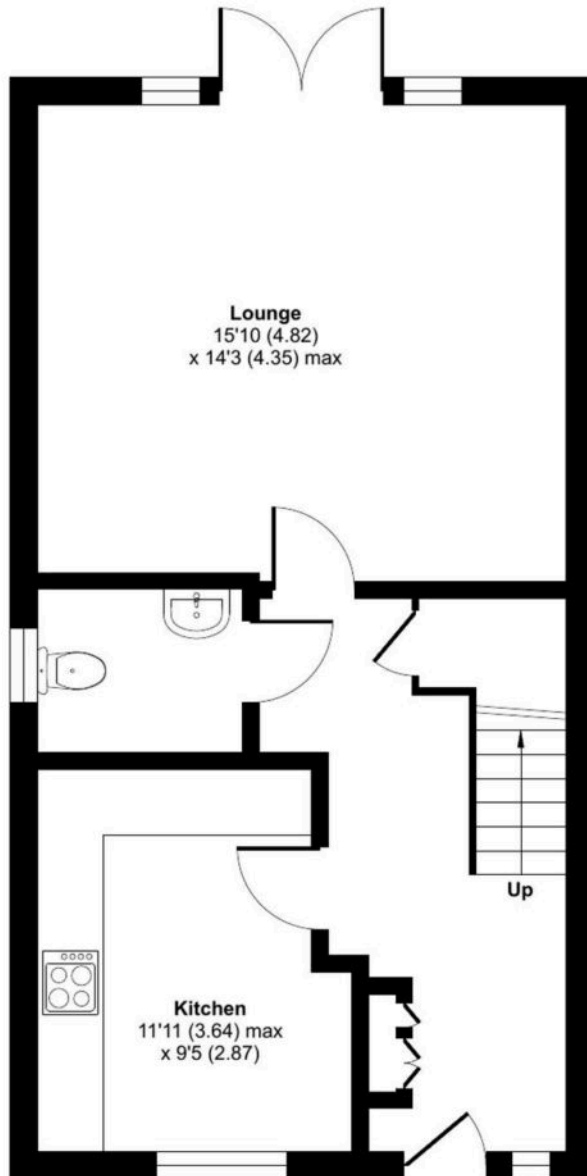




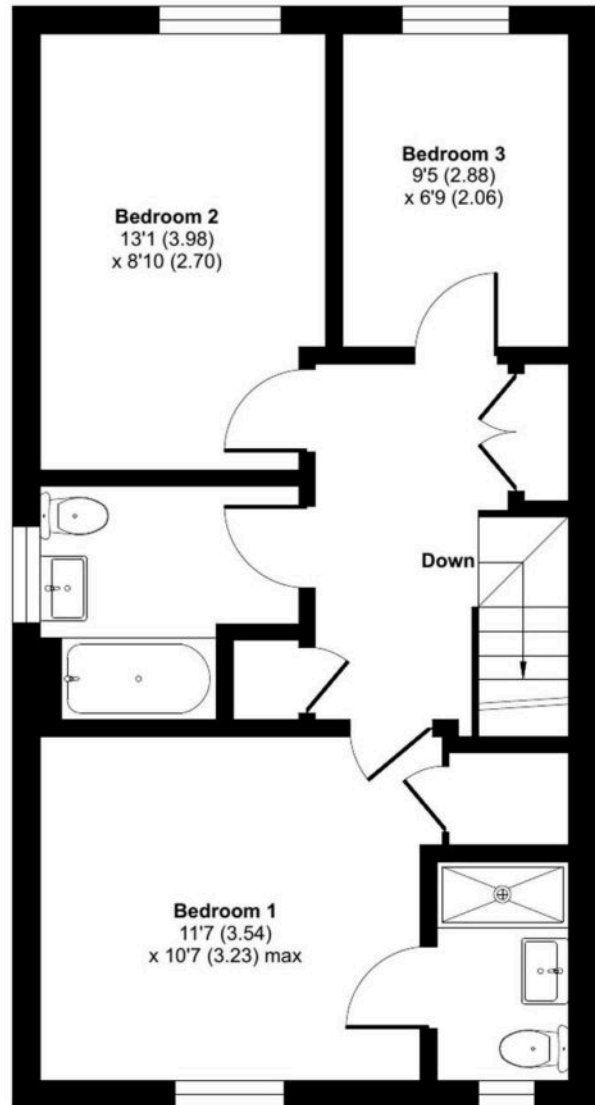
# Mulligan Way, Basingstoke, RG24

Approximate Area = 990 sq ft / 91.9 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Property Explorer. REF1294283

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