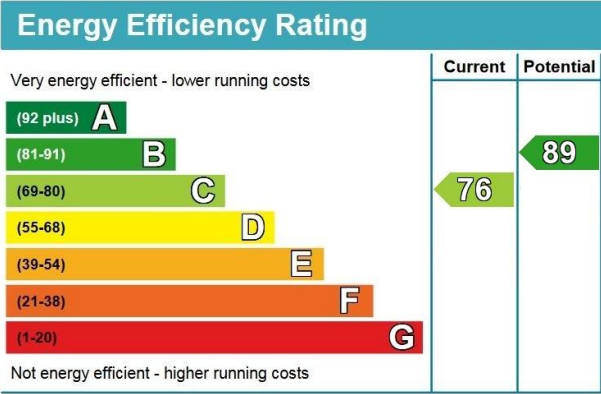




Beltex Walk, Andover

Guide Price £285,000 Freehold

- Hallway
 - Kitchen
 - Master Bedroom Suite
 - Bathroom
 - Garage
- Cloakroom
 - Living/Dining Room
 - Bedroom 2
 - 2 Parking Spaces
 - Enclosed Garden



NOTE: These particulars are only intended as a guide to prospective purchasers with a view to taking up negotiations. They are not intended to be relied upon in any way for any purpose and accordingly neither their accuracy nor their continued availability is in any way guaranteed. They are furnished on the express understanding that neither the Agents nor the Vendors are under any liability or claim in respect of their contents. Any prospective purchaser must satisfy themselves by inspecting or otherwise as to the correctness of the particulars contained.



DESCRIPTION:

Built in 2013, this terraced house is located on the edge of the popular Augusta Park developmen close to local countryside. The accommodation comprises hallway, cloakroom, kitchen, living/dining room, a master bedroom with ensuite shower room, a second double bedroom and a bathroom. Outside there is an enclosed, and fairly low maintenance garden, and a garage located to the side with two parking spaces.

LOCATION:

The property is located on the popular Augusta Park development which benefits from local amenities including shops and schools as well as play parks and green spaces. There is easy access to the town as well as the nearby countryside. Andover offers a range of shopping, educational and recreational facilities including a college of further education, a cinema, theatre and leisure centre. The mainline railway station runs a direct route to London's Waterloo in just over an hour whilst the nearby A303 offers good road access to both London and the West Country.

ACCOMMODATION:

Canopy porch with front door into:

HALLWAY:

Stairs to first floor and doors to:

CLOAKROOM:

Window to front. WC and wash hand basin.

KITCHEN:

Window to front. Range of eye and base level cupboards and drawers with work surfaces over and inset one and a half bowl stainless steel sink with drainer. Inset gas hob with extractor over and oven below. Space and plumbing for washing machine and dishwasher, space for fridge/freezer.

LIVING/DINING ROOM:

French doors to garden. Understairs cupboard and fireplace with electric fire.

FIRST FLOOR LANDING:

Pull down ladder to boarded loft, airing cupboard with wall mounted boiler and doors to:

MASTER BEDROOM:

Window to front. Range of fitted wardrobe cupboards and door to:

ENSUITE SHOWER ROOM:

Shower cubicle, wash hand basin and WC.

BEDROOM 2:

Window to rear.

BATHROOM:

Panelled bath with shower over, wash hand basin and WC.

REAR GARDEN:

Mainly paved with a central area of lawn and a flower border. A gate to the side leads to:

GARAGE:

Single garage with up and over door, power, light and 2 parking spaces to the front.

TENURE & SERVICES:

Freehold. Mains water, drainage, gas and electricity are connected. Gas central heating to radiators. Please note there is an annual estate charge.

Agent's note: As with all Estate Agents, Austin Hawk is subject to the Money Laundering Regulations 2017. This means that we must obtain and hold identification and proof of address for all customers including any beneficial owners relating to the sale. Additionally, we are required to ascertain the source or destination of funds. Without this information, we will be unable to proceed with any work on your behalf. For a list of acceptable documentation please speak to one of our agents.

