



Firecrest Road, Gabriel Park, Basingstoke, RG22 5UL

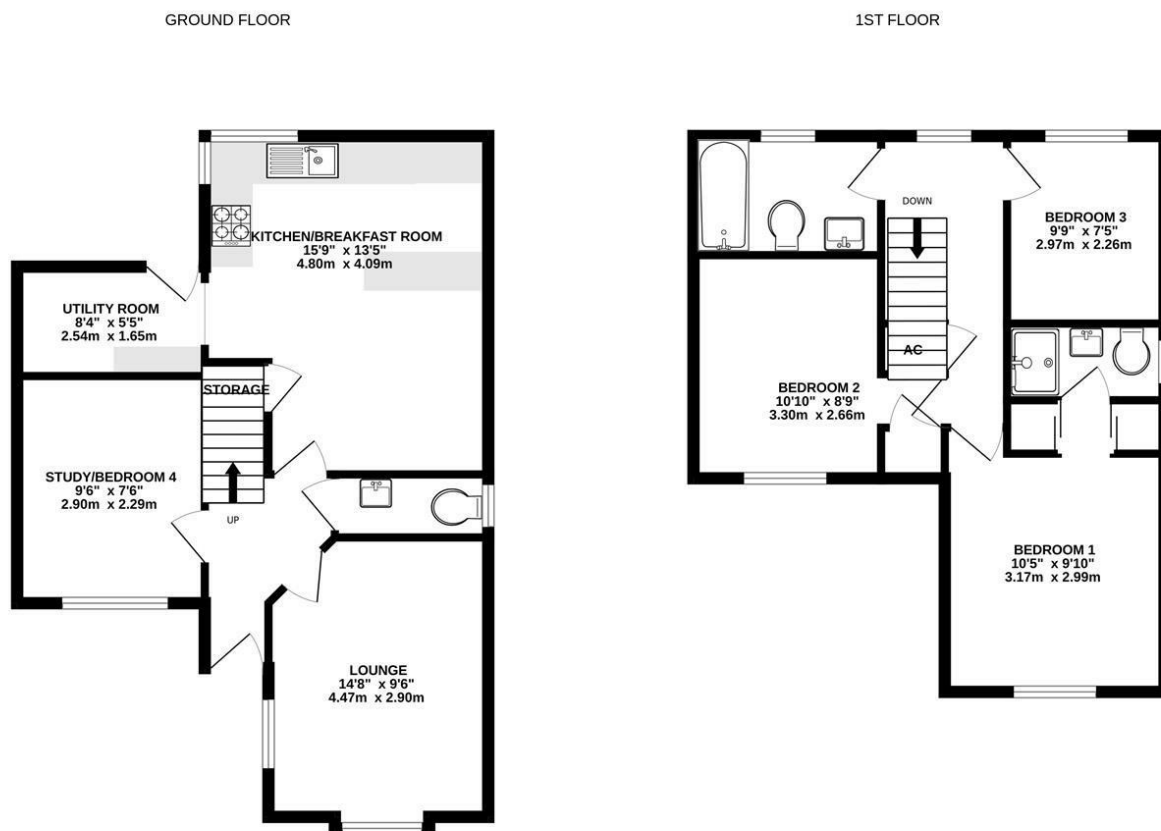
£490,000 - Freehold



Barons Estate Agents are pleased to offer this extended detached family home situated in a cul de sac location on this prestigious development. The accommodation to the first floor comprises of a master bedroom with en suite shower, 3 further bedrooms and family bathroom. The ground floor benefits from an extended entrance hall, cloakroom, extended and re fitted kitchen/breakfast room, utility room, lounge and study/bedroom 4. To the front of the property there is an area laid to lawn, driveway parking for 3 cars. The rear garden is fully enclosed, it enjoys a patio, lawn, shrub beds and a covered area. The property sides on to a protected copse and fields to offer a great deal of seclusion and thoroughly warrants an early viewing to avoid disappointment.

Key Points and Features

- 3 Bedrooms
- Lounge
- Cloakroom
- 2 Bathrooms
- Extended Kitchen/ Breakfast Room
- Double Glazed
- Entrance Hall
- Utility Room
- Garden



Measurements are approximate. Not to scale. Illustrative purposes only. Made with Metropix ©2024



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive	
	2002/91/EC	

Location

The property is located on edge Gabriel Park in Kempshott to the west side of Basingstoke Town, close to Down Grange Sports facilities and open fields. The other leisure facilities of Basingstoke are all within easy reach which include Festival Place, various bars, coffee shops and eateries. The railway station is approximately 3.5 miles away and provides direct access to London Waterloo for commuters (approximately 45 minutes). The M3 motorway provides gateway access to London, the south and stunning rural scenery in Hampshire. There are well-regarded schools and colleges within the area which include BCOT and QMC. For the countryside lovers there are numerous golf courses and abundant walks and cycle ways close by along with various historical sites.

Tenure

Freehold

Local Authority

Basingstoke & Deane Borough Council

Council Tax

Band E

Viewing Arrangements

Strictly by appointment with Barons Estate Agents

Extra Services

Barons Estate Agents will recommend the services of other businesses and may receive a referral fee in some instances where a buyer or seller uses the services of that company.