



Farm View Drive, Chineham, Basingstoke, RG24 8EX

£155,000 - Leasehold





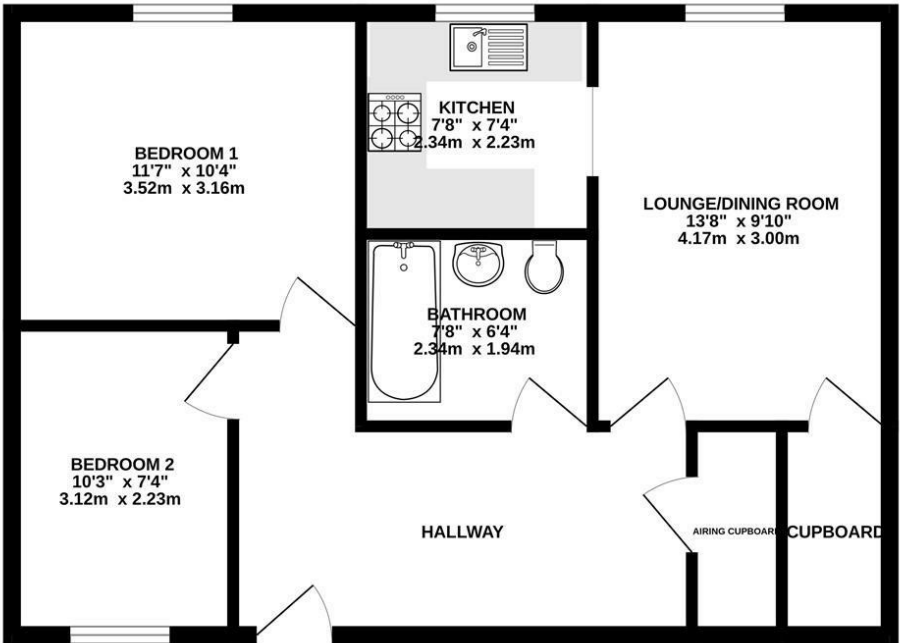
Barons Estate Agents are pleased to bring to the market this first floor over 60`'s property. This property is situated in the desired Chineham estate and nestled in a quiet no through residential road. The accommodation comprise of an entrance hall, 2 bedrooms, bathroom, kitchen and lounge/dining room. Outside there is parking and well maintained grounds including a beautiful pond with fountain.

Key Points and Features

- NO ONWARD CHAIN
  - Kltchen
  - Close to Local Amenities
- CASH BUYERS ONLY
  - Lounge/Dining Room
  - Sought After Location
- 2 Bedrooms
  - Bathroom



GROUND FLOOR  
598 sq.ft. (55.6 sq.m.) approx.



TOTAL FLOOR AREA : 598 sq.ft. (55.6 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |

**Location**  
Farm View Drive is situated in Chineham, one of Basingstoke's most desired residential areas. Amenities near by include Chineham shopping centre which offers a Marks & Spencer, Tesco and a host of other shops and restaurants. Basingstoke town has an abundance of amenities which include the award winning Festival Place shopping centre along with a vast selection of eateries, theatres, a museum and bars. There is a mainline train to London Waterloo in 45 minutes, A33 and M3 access within a short drive along with the beautiful Hampshire countryside offering walks, golf courses, historical sites and local pubs.

**Tenure**  
Leasehold:  
Years remaining on Lease: 60 Approximately  
Service Charge: £1365.00. 25/06/2023-24/06/2024

Ground Rent: £75.00  
Building Insurance Included.  
**Local Authority**  
Basingstoke & Deane Borough Council  
**Council Tax**  
Band C

**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.