



7 Brookside River Way, Andover, SP10 1DX
Guide Price £160,000

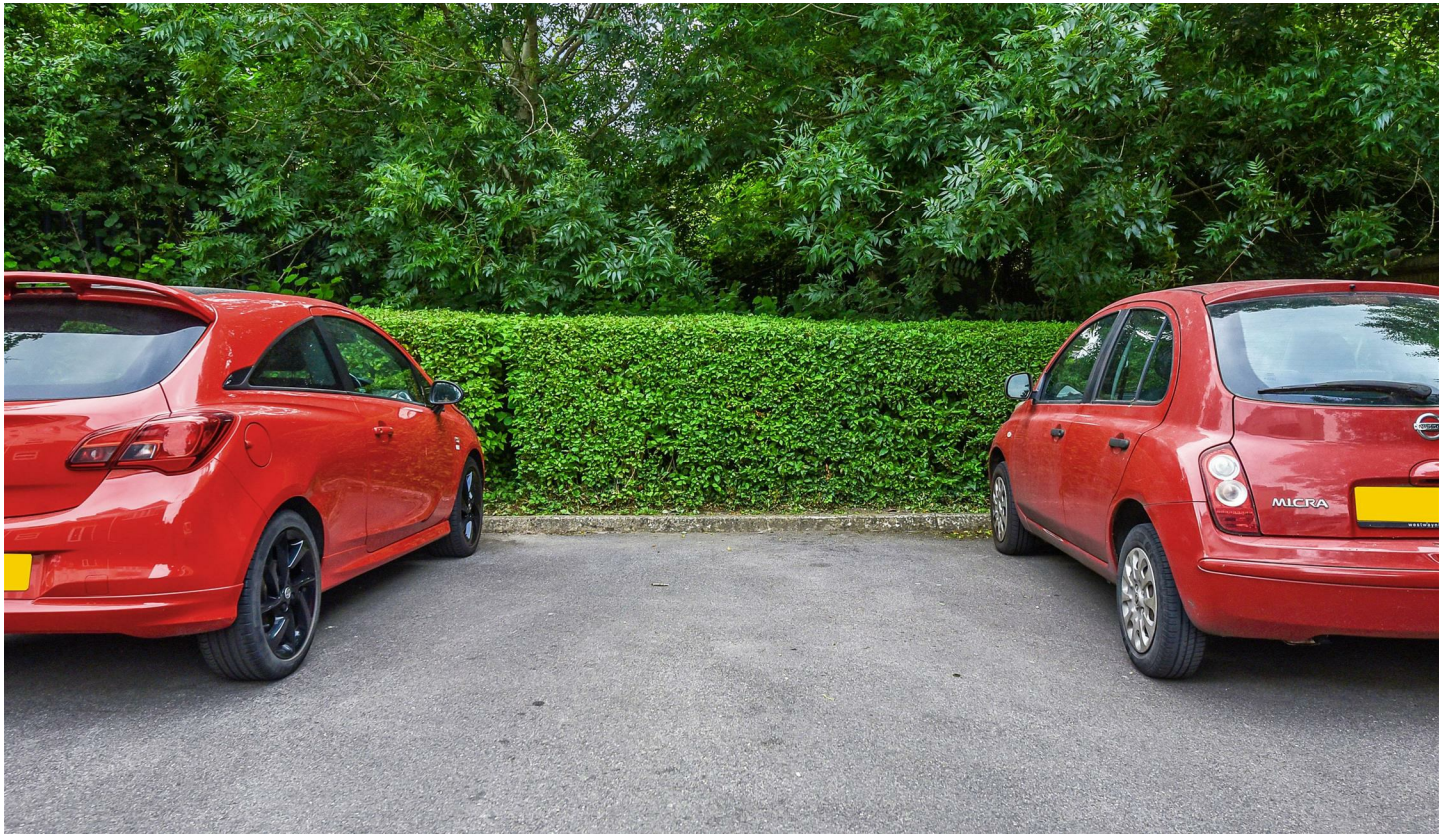


7 Brookside River Way, Andover, Guide Price £160,000

PROPERTY DESCRIPTION BY Mr Ross Beeden

Graham & Co are delighted to offer for sale with no onward chain this modern two bedroom top floor apartment positioned to the north side of Andover within a stone's throw of the main Tesco's store and within walking distance of the town centre. The accommodation comprises an entrance hall, living room leading to a balcony, kitchen, bathroom and two bedrooms. There is one allocated parking space.



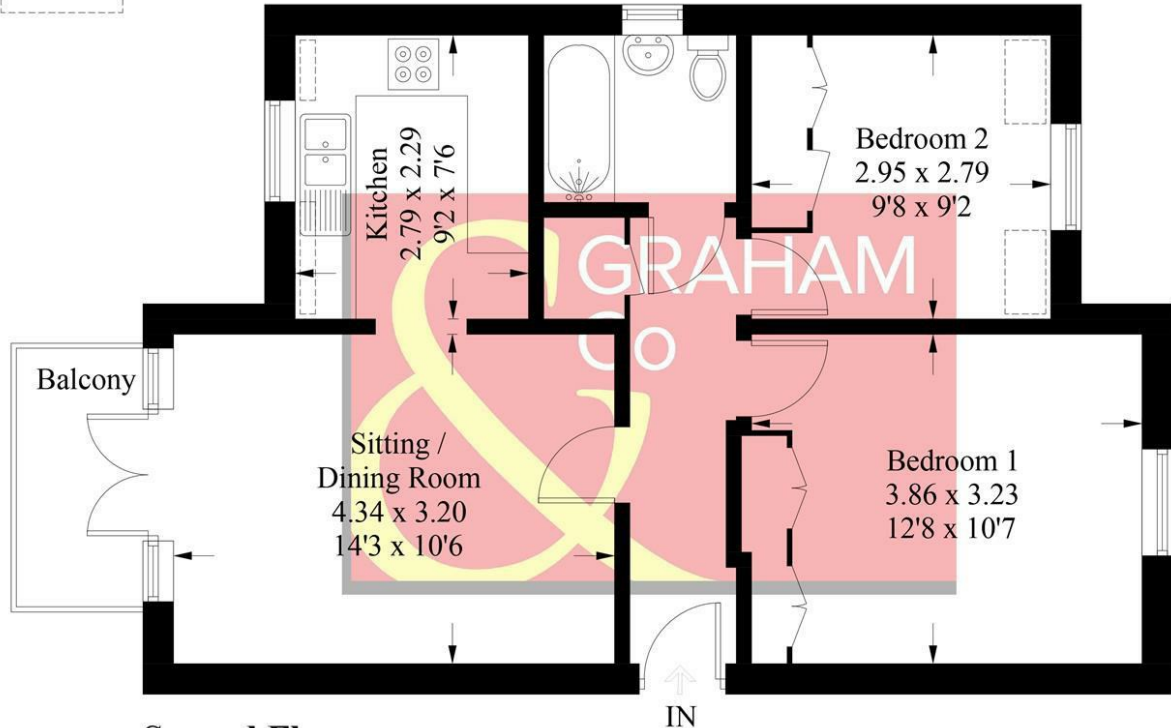


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Approximate Gross Internal Area = 53.3 sq m / 574 sq ft



= Reduced headroom below 1.5m / 5'0"



Second Floor

PRODUCED FOR GRAHAM AND CO

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. © Emzo Marketing (ID1217425)

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(91-100) A		
(81-90) B		
(69-80) C		
(55-68) D		
(41-54) E		
(21-40) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

Tax Band: B



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.