Jacobs & Hunt

8 RIVERSIDE CLOSE, LISS, GU33 7AE

GUIDE PRICE £425,000









Nestled in a peaceful cul-de-sac within easy walking distance of Liss centre and the mainline station, this detached bungalow offers a great opportunity in a genuinely convenient location.

Approached via a private driveway providing off-road parking, the property sits behind mature planting to the front.

Internally, the accommodation offers a solid, versatile layout. The kitchen is fitted with cream cabinetry and space for freestanding appliances, with a door leading out to the garden, and the property benefits from part rewiring carried out when the kitchen was installed. The sitting/dining room is a generous dual-aspect space measuring over 22ft, with a feature fireplace. The rear portion of the garage has been converted to provide a versatile study, complete with French doors opening onto the rear garden, ideal as a home office or further reception space, while the remaining garage space still comfortably accommodates a small car. Two double bedrooms are served by a family bathroom. A good quality Vaillant combi boiler, around two years old, and a large attic with a pull-down ladder for additional storage complete the picture.

Outside, the rear garden features a raised timber decked seating area with steps down to a paved patio, complemented by a well-maintained lawn and bordered by established planting.

ANTI-MONEY LAUNDERING (AML)

At Jacobs & Hunt we have a legal obligation to carry out Anti-Money Laundering checks on all prospective purchasers. It's a straightforward process that needs to be

completed in branch, so just give the office a call and we'll get you booked in before putting your offer forward. We'll need two forms of ID from each purchaser - one to confirm your name and one to confirm your address. Please be aware that we aren't able to submit any offers until this has been done, but we'll make it as quick and easy as possible for you!



OFFER CHECK PROCEDURE

If you are considering making an offer on this or any other property, we are marketing at Jacobs & Hunt, please make early contact with the office so we are able to verify your buying position. Our sellers expect us to report on a buyer's proceedability whenever we submit an offer.

REMOVALS

At Jacobs & Hunt we want to make your move as stress-free as possible, which is why we can put you in touch with a reputable removal company. Just ask a member of the team for further details and a quotation.







Riverside Close, Liss

Approximate Gross Internal Area = 83.0 sq m / 893 sq ft
Garage = 8.3 sq m / 89 sq ft
Total = 91.3 sq m / 982 sq ft

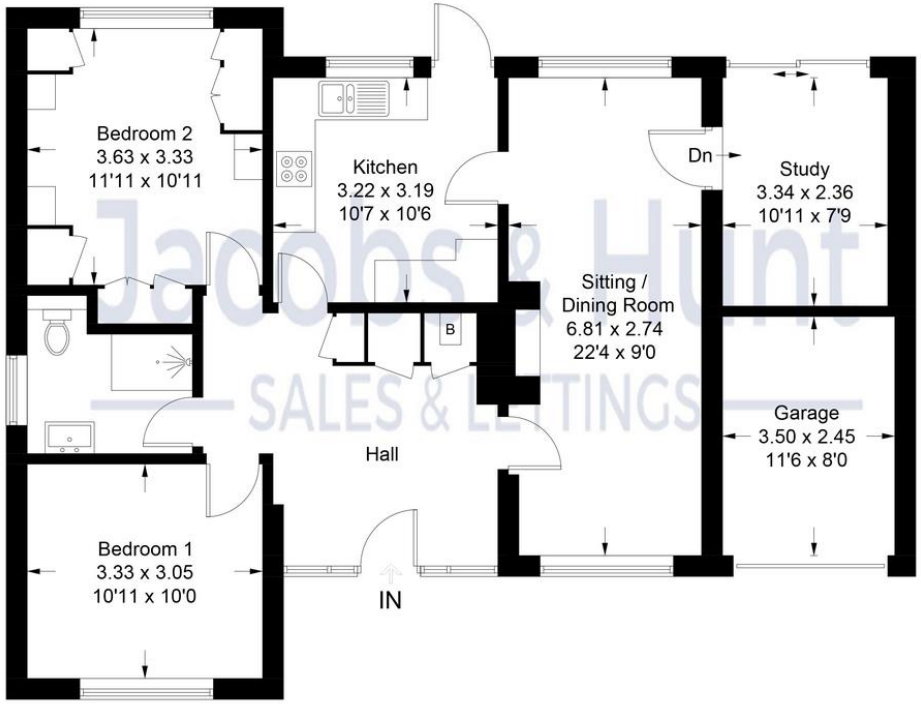
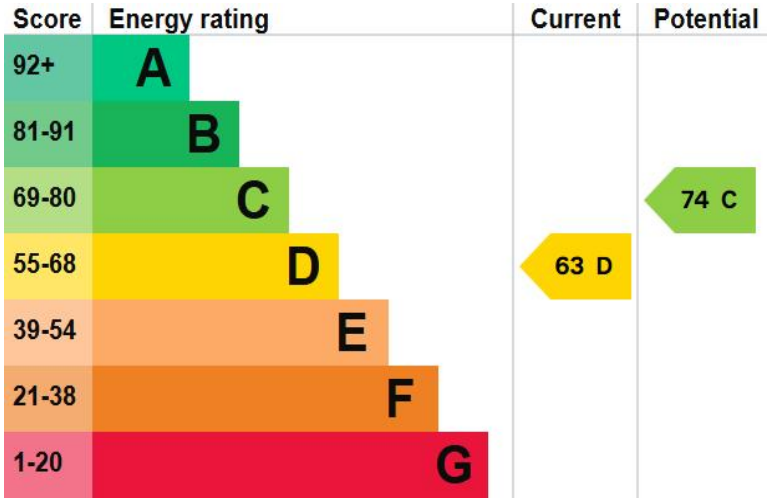


Illustration for identification purposes only,
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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