



**Trueman
Letting
Company**



**98 The Lamports
Alton**

£900

A purpose built one bedroom ground floor apartment with patio area and communal grounds overlooking Wey Stream within walking distance of Alton Station and all amenities. The property also has an allocated parking space. EPC C COUNCIL TAX BAND A



- Entryphone System in reception hall with storage cupboard
- Kitchen with appliances including fridge/freezer, washer/dryer/living space with patio doors to outside patio and communal gardens.
- Modern bathroom with electric shower over the bath
- Double Bedroom with built in wardrobe cupboards and dressing table unit with shelves above

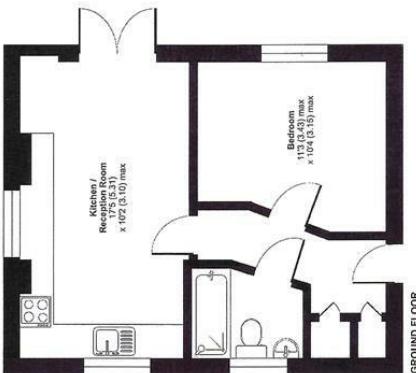


• Allocated parking space. • Communal Gardens Overlooking Wey Stream • EPC C • COUNCIL TAX BAND A • AVAILABLE IMMEDIATELY



The Lamports, Alton, GU34

Approximate Area = 386 Sq ft / 36 Sq m
For identification only - Not to scale



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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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