

Selbon
Simply Different

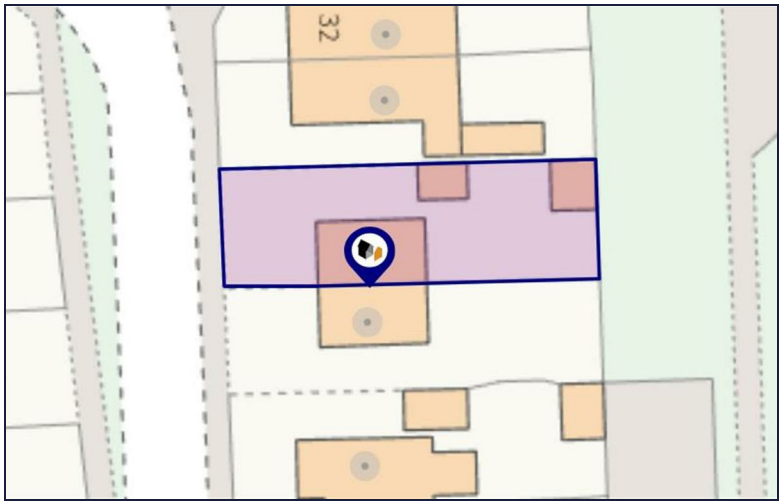
Oakwood, Church Crookham, Fleet,
Hampshire, GU52 8BY

Offers in excess of £425,000 Freehold

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01252 979300
Selbonproperty.co.uk

- Exchange & Completion After 1st April 2027
- Lounge
- 2 Bedrooms & Bathroom (1st Floor)
- Gas Radiator Heating & Double Glazed Windows
- Driveway Parking
- Semi Detached Home
- Kitchen/Breakfast Room
- Main Bedroom & En Suite (Loft Conversion)
- Enclosed Rear Garden (Summer House & Workshop)
- Property Photos Have Been Subject To AI Enhancement







*** Due to the current tenancy not ending until 31st March 2027, exchange and completion can not take place until after 1st April 2027 ***

Selbon estate agents are delighted to offer this extended semi detached family home conveniently located in a cul de sac within a short walk of Crookham Juniors and Tweseldown infant schools whilst backing on to the school grounds.

The original design of the home had a downstairs bathroom and 3 bedrooms on the first floor but after the addition of a loft conversion with a main bedroom and en suite, there are now 2 bedrooms and a family bathroom on the first floor and there is an 'L' shaped kitchen/dining room created by knocking through the kitchen and original bathroom.

Accessed via the driveway, the front door leads to an entrance hall with stairs to the first floor landing and doors to the 14ft front aspect lounge and the 14ft 'L' shaped kitchen/dining room with ample work surfaces, a range of eye and base level storage units, some integrated appliances, further space for free standing appliances, an understairs utility cupboard (washing machine & tumble dryer) and double glazed French doors to the rear garden.

The first floor landing has doors to bedrooms two and three, a modern bathroom with a white suite as well as stairs leading to the 19ft main bedroom with fitted storage and an en suite shower room.

Further benefits include gas radiator heating, double glazed windows, off road parking for several cars, an open plan front garden, enclosed rear garden with a summer house (ideal for a home office) and a timber workshop.

The property is located within close proximity of local shops and Fleet town centre with an array of shops, bars and restaurants, mainline railway station and access to the M3 are a short drive away.

For those who enjoy the outside, there is access from the front door to walking, running and cycling routes including, Caesars Camp, Crookham Park SANGS land and the Basingstoke canal.

No onward chain.










Dinner Choices
1. Take It
2. Leave It




PAW
PATROL



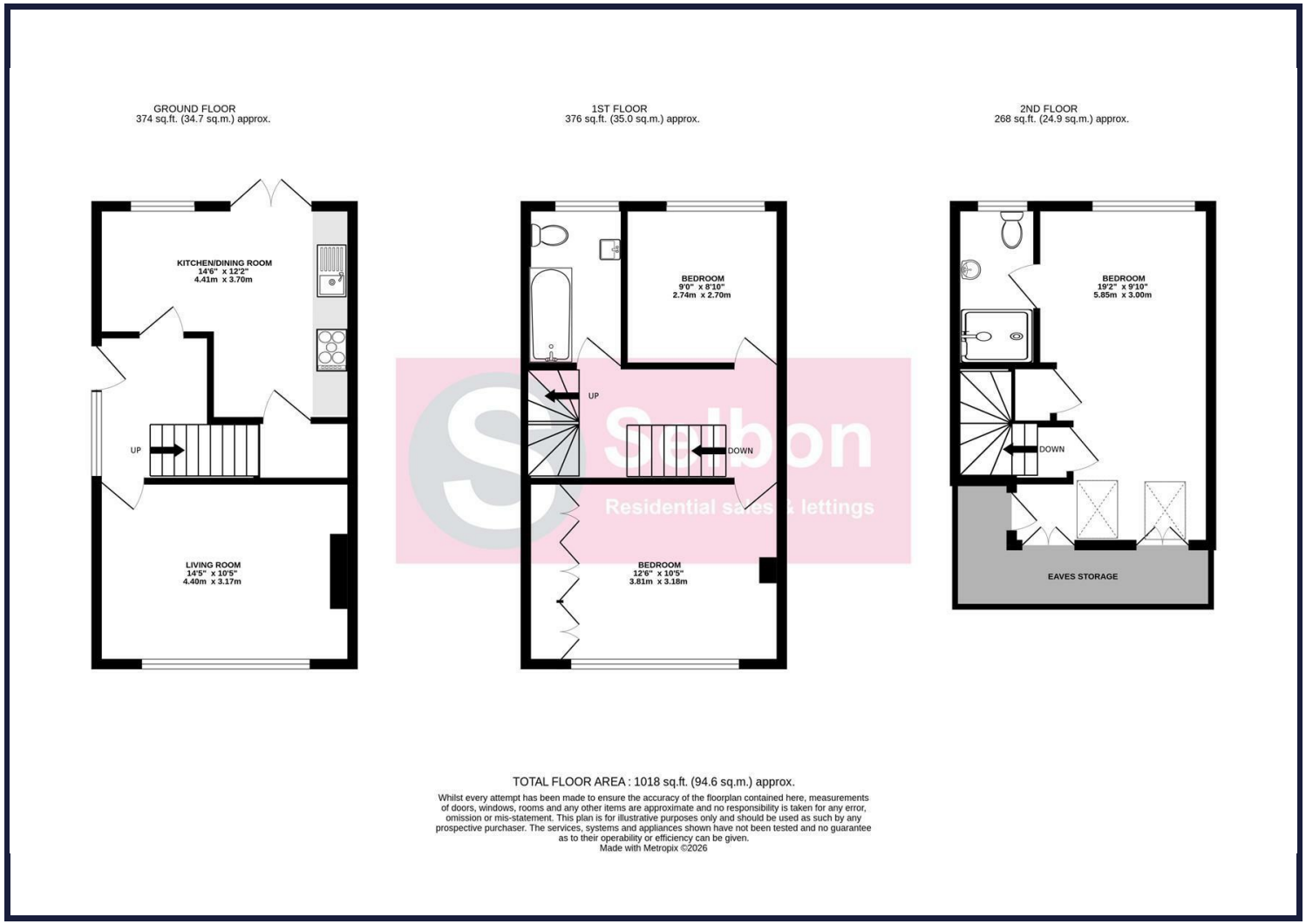








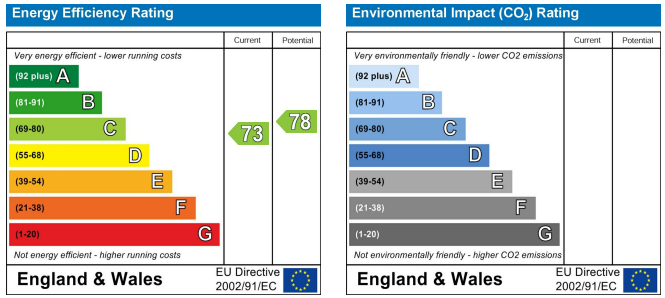
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

Council Tax Band: D

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