



Selbon

Residential sales & lettings

Rectory Road, Farnborough,
Hampshire, GU14 7HS
Offers over £475,000 Freehold



01252 979300
Selbonproperty.co.uk

- Three/Four Bedroom Detached Bungalow
- En-Suite To The Principal Bedroom
- Westerly Facing Rear Garden
- Backs onto Rectory Road Recreation Ground
- Close To Farnborough Town Centre
- Kitchen With Generous Storage Cupboards And Side Access Door
- Spacious Living Room And Conservatory Overlooking The Rear Garden
- Garage With Electric Up-And-Over Door
- Driveway For Multiple Vehicles
- Farnborough Main And Farnborough North Train Stations Nearby

Selbon Estate Agents are delighted to welcome to the market this three/four detached bungalow, located within a popular non-estate location in Farnborough.

Stepping inside, through the entrance porch, the hallway gives access to two front aspect bedrooms, with bedroom four making for an ideal study for anyone working from home. The hallway also gives access to bedroom two which benefits from fitted wardrobes, the family bathroom with a separate WC, kitchen with has a range of base level and wall mounted storage and offers side access. The spacious living room flows through into a conservatory overlooking the rear garden. Bedroom One is located to the rear of the home, off the living room and is an impressive 17 feet long, dual aspect and is finished with parquet flooring and an en-suite shower room with WC, wash basin and a shower cubicle.

Other notable features include gas central heating and UPVC double glazing.

The current school catchment for the area include: North Farnborough Infant School, South Farnborough Junior School and The Wavell School.

To the front of the property there is a driveway for multiple vehicles, leading to gates to the rear garden. The driveway continues through the rear garden to meet the garage which benefits from an electric up-and-over door, power, lighting and a side access door. The westerly aspect garden itself is mainly laid to lawn with surrounding flowerbeds and looks out over Rectory Road Recreation Ground to the rear.

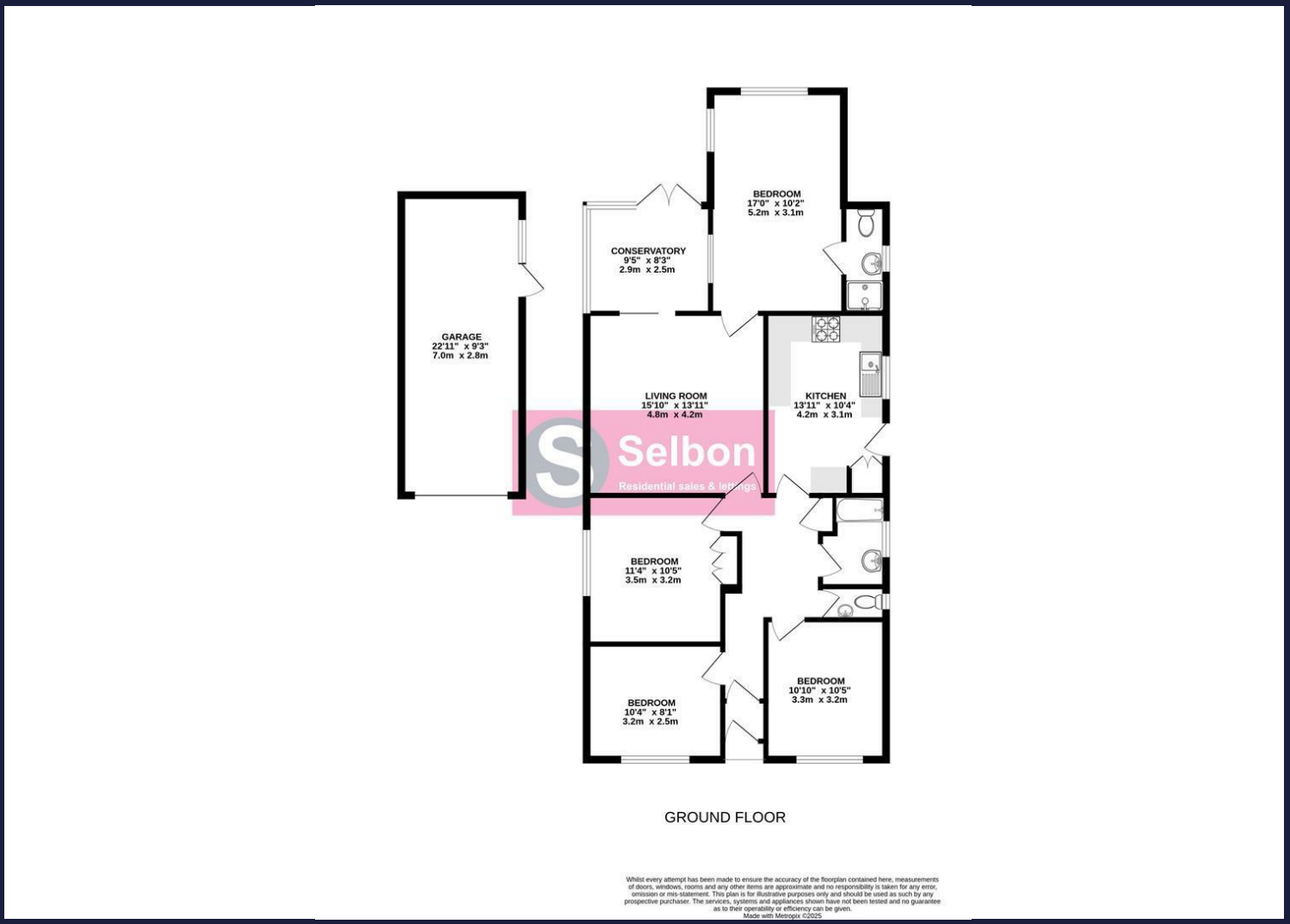
The home is located in an ideal commuter spot, with two nearby train stations being Farnborough North Train Station (0.3 miles away) and Farnborough Main Train Station (1 mile away) which offers mainline access into London Waterloo in approximately 36 minutes.

There is a local convenience shop and pub also located on Rectory Road. The town centre is also nearby. Here you'll find a range of supermarkets, a retail park, cinema and many shops and restaurants.





Floor Plans



Viewing

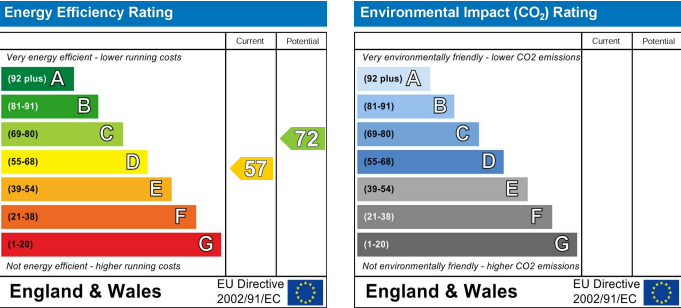
For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

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Area Map



Energy Performance Graph



Council Tax Band: D

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