

Fairthorne Rise, Old Basing, Basingstoke, RG24 7EL

Offers In Excess Of £350,000

CHEQUERS
Independent Estate Agents

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NO ONWARD CHAIN - CHEQUERS are pleased to offer for sale this two bedroom bungalow situated in the heart of Old Basing. Viewing is recommended to appreciate the features on offer including lounge, dining area, kitchen, master bedroom with en-suite shower, further double bedroom and bathroom. The property benefits from heating and hot/cold air conditioning, gardens and garage on site.

ENTRANCE HALL:
Storage recess, airing cupboard, cupboard housing boiler, glazed door to rear porch.

LOUNGE:
18' x 11'2" (5.49m x 3.40m)
Rear aspect, double glazed French doors to garden, feature fireplace with fitted gas fire, wall light points, radiator, access to -

DINING AREA:
8'9" x 7'2" (2.67m x 2.18m)
Front aspect, radiator.

KITCHEN:
10'5" x 9'1" (3.18m x 2.77m)
Front aspect, double glazed window, range of eye and base level units, roll edged work surfaces, single drainer sink unit, inset hob with extractor over, fitted oven with cupboards above and below, appliance space, spotlights.

MASTER BEDROOM:
14'5" x 8'5" (4.39m x 2.57m)
Front aspect, double glazed window, radiator, door to -

EN-SUITE SHOWER ROOM:
Suite comprising shower cubicle, low level w.c., pedestal wash hand basin, radiator, extractor fan.

BEDROOM TWO:
14'10" x 9'1" (4.52m x 2.77m)
Rear aspect, double glazed window, range of built-in furniture, radiator.

BATHROOM:
11'3" x 8'9" (3.43m x 2.67m)
Comprising step-in bath with mixer tap and shower over, vanity unit with inset wash hand basin, low level w.c., spotlights, skylight window, radiator, under floor heating.

REAR LOBBY:
Storage cupboard, shelving, double glazed door to garden.

GARAGE:
Electric up and over door.

GARDENS:
To the front of the property the garden is laid to block paving. The garden to the rear is well kept with feature block paving leading to artificial lawn, mature borders and fruit trees, timber shed, door to the garage, gate leading to parking.

COUNCIL TAX:
Band D

MONEY LAUNDERING REGULATIONS:
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

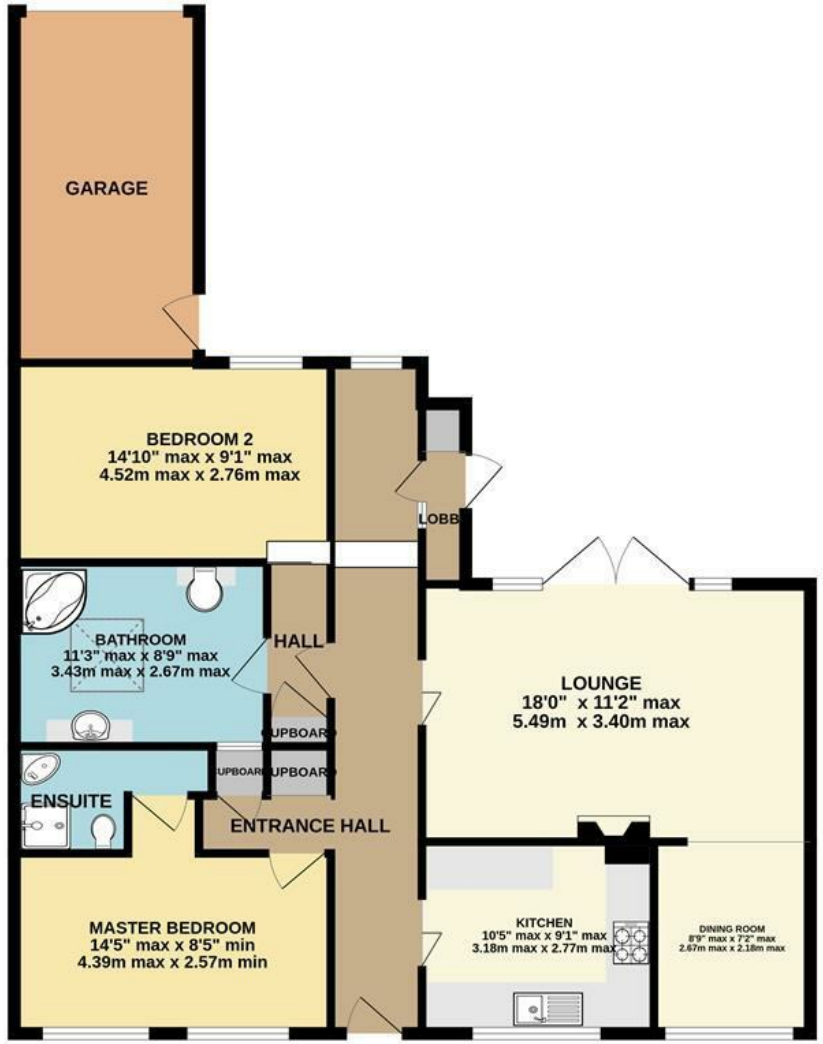
REFERRALS:
Chequers will recommend the services of other businesses and may receive a referral fee in some instances where a buyer or seller uses the services of that company.







GROUND FLOOR
1065 sq.ft. (98.9 sq.m.) approx.







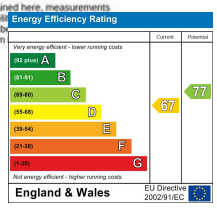


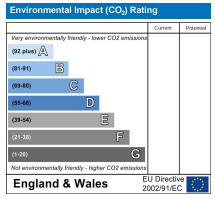
2 BEDROOM MID TERRACE BUNGALOW

TOTAL FLOOR AREA : 1065 sq.ft. (98.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, room
omission or mis-statem
prospective purchaser. Th
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Whilst we endeavour to make our details accurate and reliable if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view the propertyIn accordance with the Property Misdescriptions Act 1991, Chequers Estate Agents advise that no testing (unless otherwise stated) has been carried out on heating, plumbing, gas or electrical appliances (including power points) or any of the main services as we are not qualified to do so. We advise prospective purchasers to make their own enquiries to satisfy any doubts they might have.