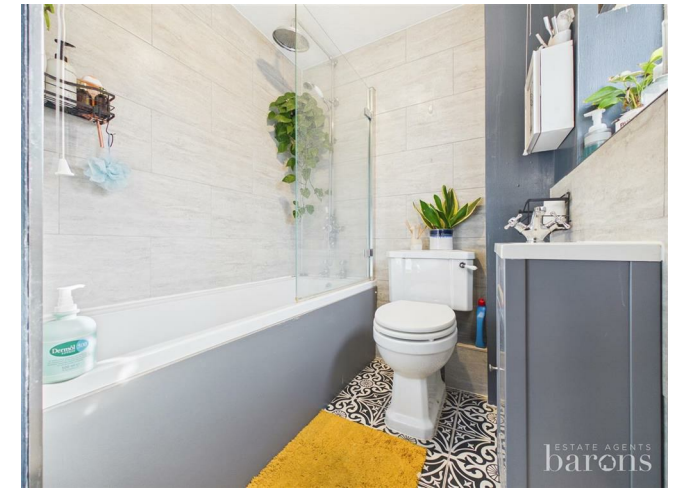




Vivaldi Close, Brighton Hill, Basingstoke, RG22 4YP

£215,000 - Freehold



Barons Estate Agents are delighted to present to the market, this end of terrace home, situated in Brighton Hill. The internal accommodation includes an open plan kitchen/living room, a double bedroom and bathroom. Externally, the property features an allocated parking space, visitor parking and an enclosed rear garden with a sunny aspect. Additional benefits include gas central heating and double glazing throughout. An early viewing of this ideal first time buy or investment opportunity would be strongly advised by the vendor's sole agent.

## Key Points and Features

- End of Terrace
- Refitted Bathroom
- Allocated Parking & Visitor Parking
- 1 Bedroom
- Living Room
- Close to Amenities
- Refitted Kitchen
- Private Enclosed Rear Garden



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		91
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	65	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>			EU Directive 2002/91/EC

### Location

Brighton Hill is situated on the western side of Basingstoke, conveniently situated for local schools, Brighton Hill shopping centre, and junction 6 & 7 of the M3 motorway which give access to London, the South and South West. Basingstoke itself benefits from Festival Place shopping centre and mainline railway access to London Waterloo in 45 minutes, making this ideal for all family needs.

### Local Authority

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### Local Authority

Basingstoke & Deane Borough Council.

### Tenure

Freehold.

### Council Tax

Band B.

### Viewing Arrangements

Strictly by appointment with Barons Estate Agents.

### Extra Services

Barons Estate Agents 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.