



Smiths Mead, North Waltham, Basingstoke, RG25 2SZ

£300,000 Guide price - Freehold

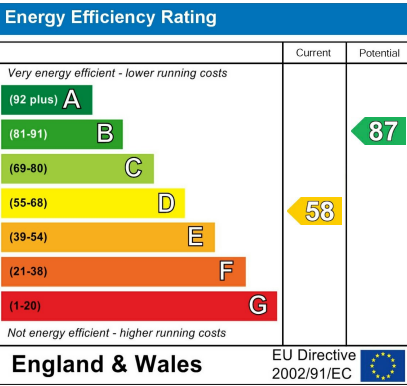
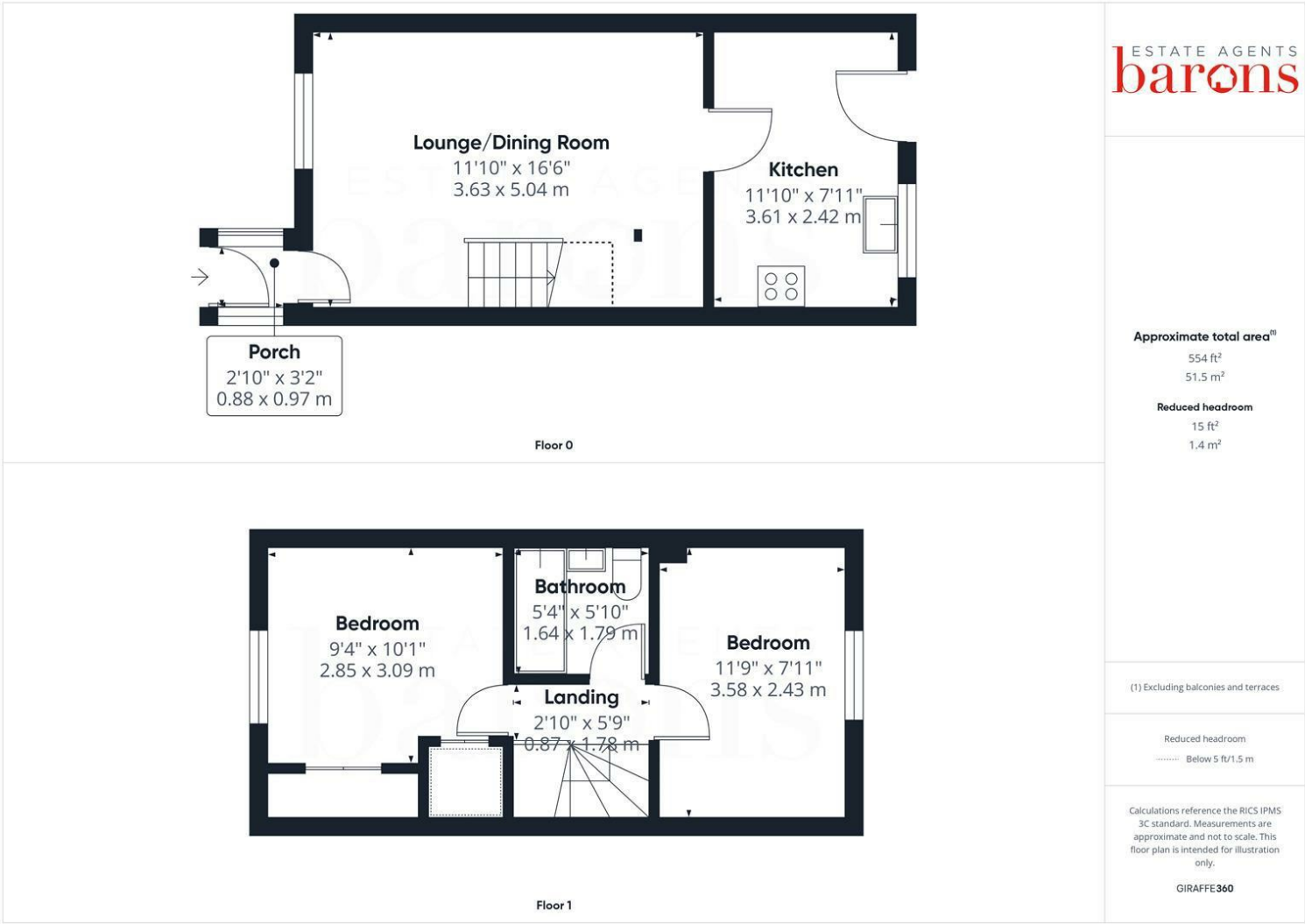




Barons Estate Agents are pleased to offer this well presented two bedroom home, located in the sought after village of North Waltham. The property features a welcoming porch, a spacious lounge/dining area, a kitchen, two double bedrooms, and a family bathroom. Outside, there is a private rear garden and two allocated parking spaces (with the potential to park a third vehicle on the patio at the front). Further benefits include heating, double glazing throughout, and attractive rear views over open fields. Offered to the market with no onward chain, a viewing is highly recommended via the vendor's sole agents to avoid disappointment.

### Key Points and Features

- Two Double Bedrooms
- Family Bathroom
- Kitchen
- Spacious Lounge/Dining Room
- Porch
- Enclosed Rear Garden
- Two Allocated Parking Spaces
- No Onward Chain
- Village Location



### Location

North Waltham is a village and civil parish in the borough of Basingstoke and Deane in Hampshire, England. It is located around 6 miles (9.7km) southwest of Basingstoke and just north of the M3 motorway. There is a main line train line within Basingstoke which provides a direct line to London Waterloo, taking approximately 45 minutes. Winchester can be accessed via the a33 and with its range of boutique shops, bars, eateries and historical artifacts is a great place to spend a day. The village itself is home to a pond, shop, Victorian primary school, recreation ground and The Fox pub/restaurant, all within close proximity.

### Local Authority

Basingstoke and Deane Borough Council.

### Tenure

Freehold.

### Council Tax

Band C.

### 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.