



**Selbon**

Simply Different

Aldershot Road, Church Crookham, Fleet,  
Hampshire, GU52 8LF

Guide price £600,000 Freehold



**01252 979300**

[Selbonproperty.co.uk](https://selbonproperty.co.uk)

- Generous Plot
- Bonus Cellar/Storage Area
- Ample Driveway Parking
- No Onward Chain
- Close Proximity to Local Schools
- Fully renovated
- 25ft Living/Dining Room
- Further Scope to Extend STPP
- Light and Airy Accommodation Throughout
- Close Proximity to local Amenities

Selbon Estate Agents are delighted to offer to the market this fully renovated three-bedroom detached bungalow which is situated, within the sought-after area of Church Crookham. Benefits to this property include ample driveway parking, three generous bedrooms, a 25ft living room and a plot measuring 1/3 of an acre plot.

Accommodation comprises of a vast entrance hall which sets the scene for exploring this property. The light and airy living room gives access to the garden through a set of sliding French doors at the rear and side of the room. The kitchen offers a fantastic light and airy space with access to the garden. Within the kitchen you have worktops, plenty of storage, a range of integrated appliances including double oven, dishwasher and fridge/freezer and additional appliance space. The bathroom has been refitted and offers a sink, toilet and bathroom with shower overhead. The accommodation is finished with the three bedrooms with bedroom one benefiting from direct access to the garden area.

Outside the enclosed rear garden is mainly laid to lawn with established flowers, shrub beds and trees throughout. Outside the back of the property a generous patio area can be found which is ideal for alfresco dining. At the front of the property, you have ample driveway parking with scope to build a detached garage. To the right-hand side of the property a 15ft cellar/storage area is located beneath bedroom two.

For those seeking the outdoor life, Velmead Woods, Tweseldown, Fleet Pond and the Basingstoke canal are all close by, offering a wealth of beautiful walking, running and cycling routes. Fleet town centre offers an array of shops, bars and restaurants and the mainline railway station are a short drive away and there are excellent road links including the M3 & A3 giving access to many local towns and village.





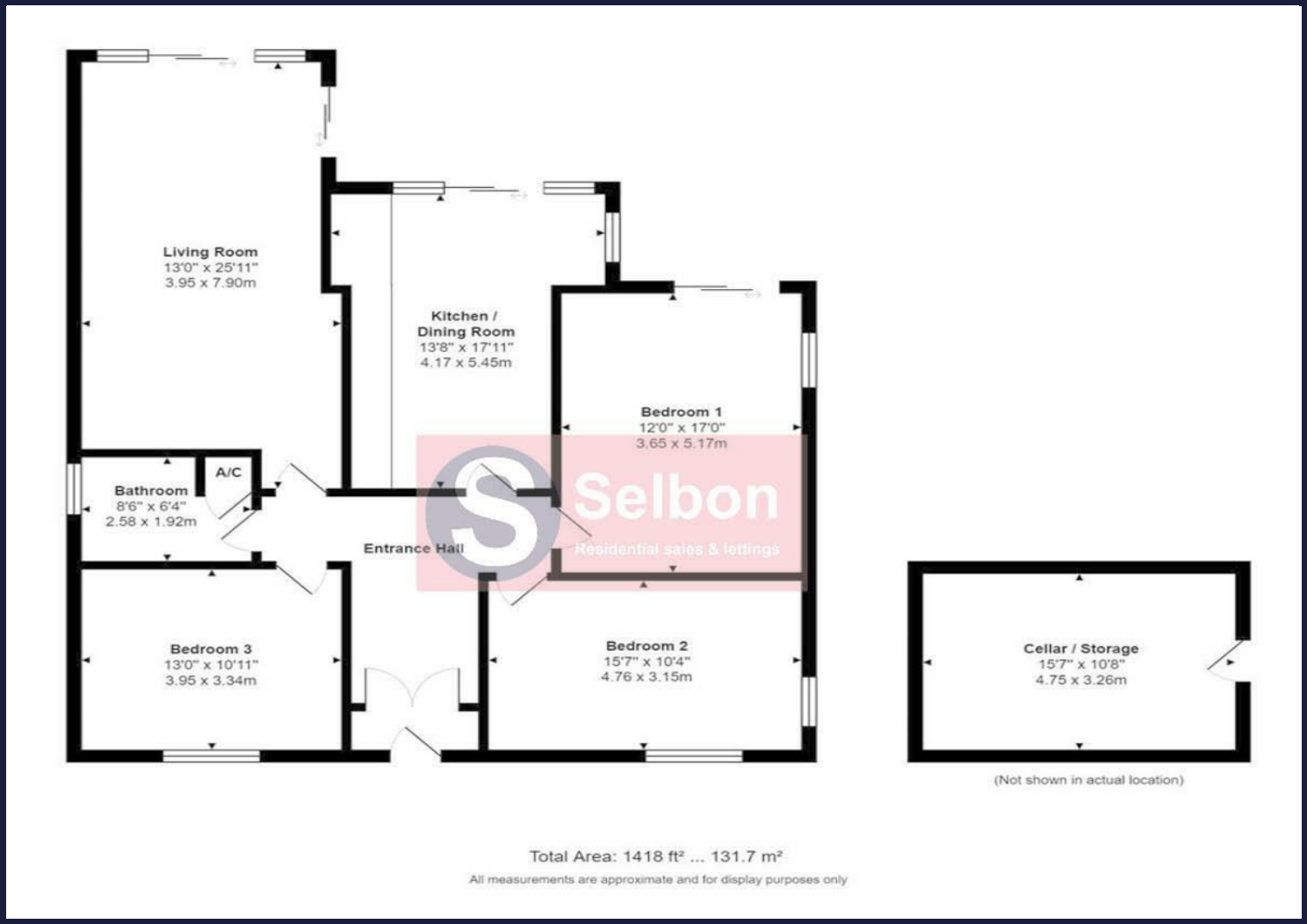




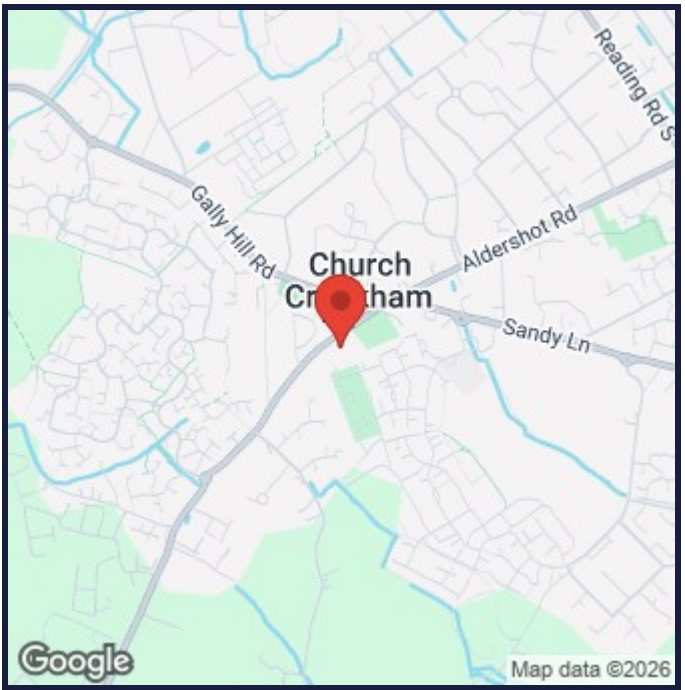




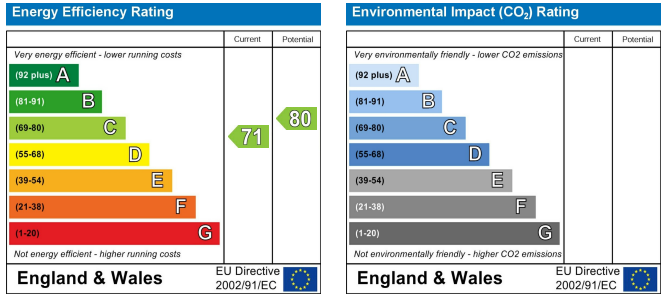
Floor Plans



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

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Council Tax Band: E