



Osbornes
Independent estate agents

York Road | Farnborough

SHARE OF FREEHOLD - Located in a converted house of 6 flats, this one double bedroom first floor converted apartment is offered to the market in our opinion in very good order

Share of Freehold | Allocated Parking | Modern Kitchen | Modern Bathroom | Gas Central Heating | Council Tax Band A

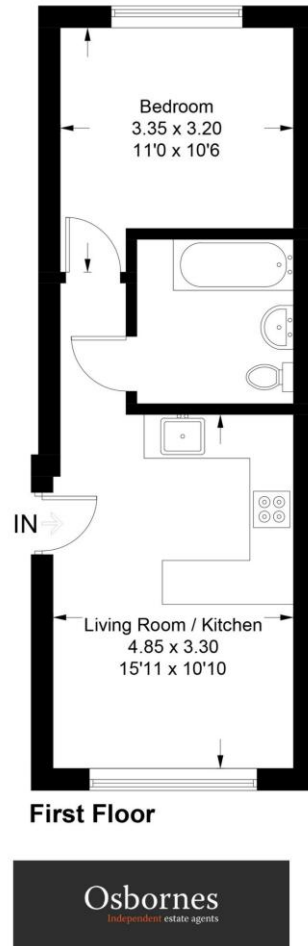
£165,000 | Leasehold

SHARE OF FREEHOLD - Located in a converted house of 6 flats, this one double bedroom first floor converted apartment is offered to the market in our opinion in very good order throughout. The property benefits from a modern fitted kitchen/lounge, modern bathroom and allocated off street parking. This flat would appeal to single professionals, first-time buyers or investors. Situated on the desirable south side of Farnborough within walking distance of local shops and restaurants and also a short drive from the A331 and M3 motorway. END OF CHAIN Council Tax Band A - EPC Rating C - Lease Remaining 103 Years Remaining - Service Charge £500 PA & Ground Rent £Nil Per Annum





Approximate Gross Internal Area = 33.0 sq m / 355 sq ft



York Road

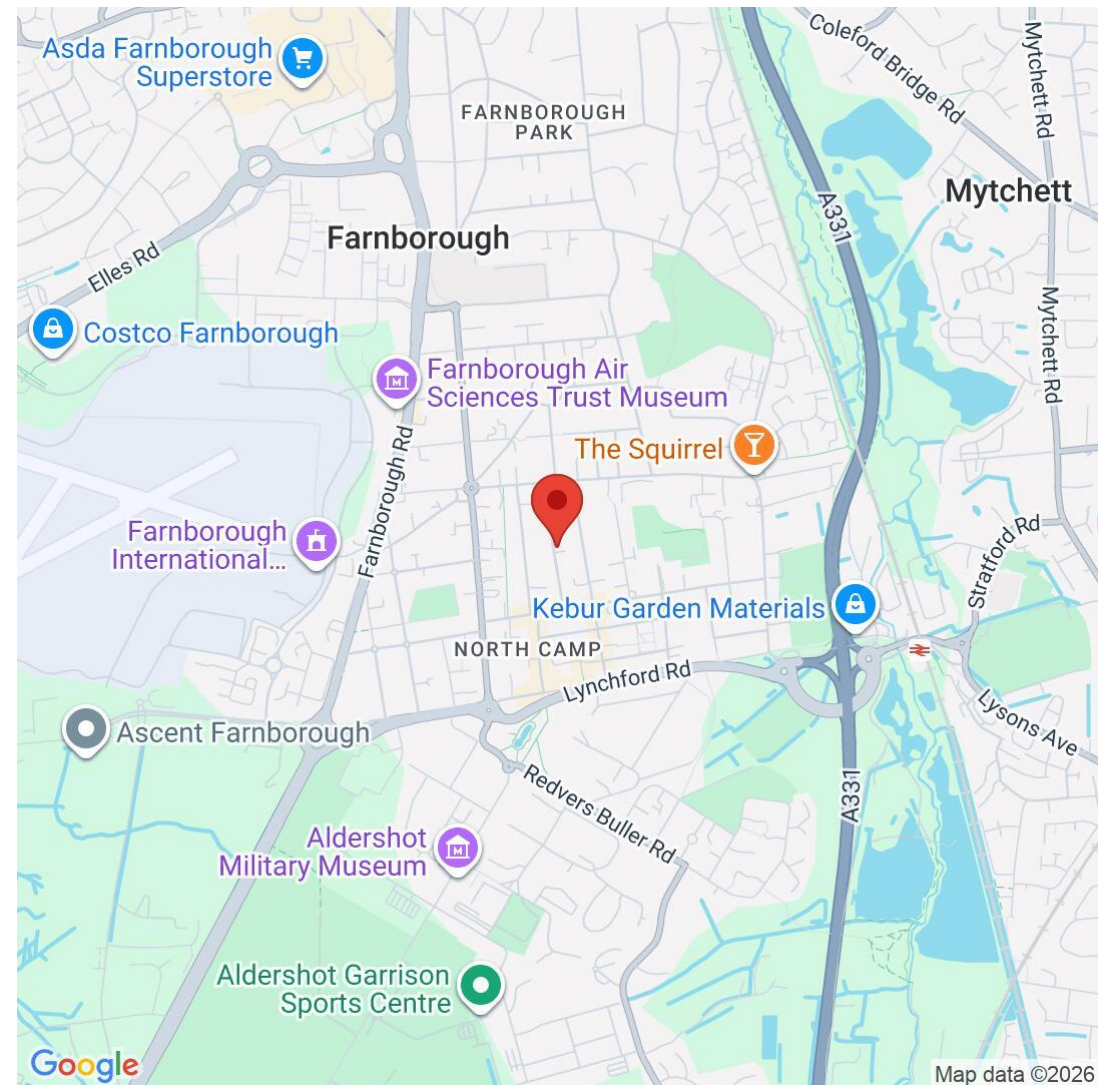
Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2021 (ID772509)

Osbornes Estate Agents

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Important Notice - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	74	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
		EU Directive 2002/91/EC