



Connells

Monarch Close
Basingstoke



Property Description

Situated in the desirable and well-established location of Hatch Warren, this charming one-bedroom ground floor apartment offers an excellent blend of comfort, privacy and convenience.

The property benefits from its own enclosed private garden — perfect for relaxing in the sunshine, entertaining guests, or simply enjoying a peaceful outdoor retreat. Internally, the home features a bright and spacious lounge/diner, a well-appointed kitchen, a generously sized double bedroom and a modern family bathroom. The ground floor position enhances accessibility and practicality, making it an appealing choice for a wide range of buyers.

Further benefits include a garage and off-street parking, adding both convenience and additional storage options. Being offered with no onward chain, this home presents a smooth and straightforward purchasing opportunity.

Hatch Warren is a particularly popular residential area, known for its welcoming community feel, well-regarded schools and abundance of green spaces. Excellent transport links provide easy access to the motorway network and bus routes around the town.

Basingstoke town centre offers an extensive range of shopping and leisure facilities, including an ice rink, multiplex cinemas, sports centres, theatres, museums, indoor

skydiving and a concert hall. The M3 motorway (junctions 6 and 7) is easily accessible, and the mainline railway station provides regular services to London Waterloo in approximately 45 minutes.

Kitchen

11' 6" x 5' 11" (3.51m x 1.80m)

Double glazed window to rear, space for fridge freezer, sink with mixer tap and drainer, gas hob and oven

Lounge

13' 11" x 11' 6" (4.24m x 3.51m)

Double glazed sliding doors to rear

Bathroom

Irregular Shaped Room 10' 6" max x 7' 5" max (3.20m max x 2.26m)

Frosted double glazed window to side, low level wc, hand wash basin, panel enclosed bathtub with shower

Bedroom 1

Irregular Shaped Room 10' 6" max x 10' 2" max (3.20m max x 3.10m)

Double glazed window to front

Garage

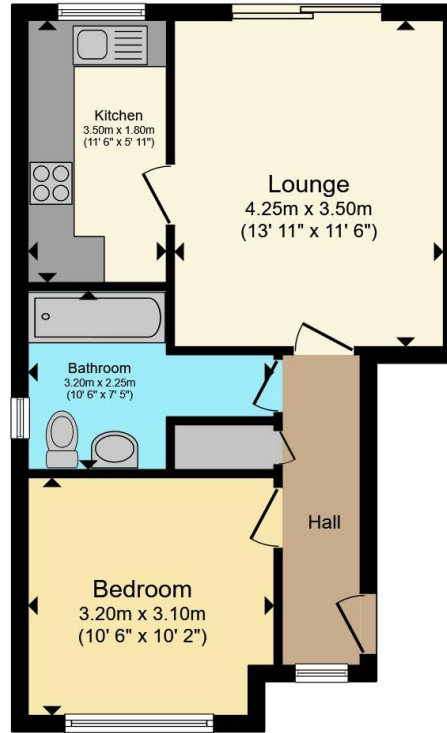
18' 1" max x 8' 1" max (5.51m max x 2.46m max)

Up and over door









Total floor area 42.7 m² (460 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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56 Broadmere Road Beggarwood
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EPC Rating: D Council Tax Band: B

Service Charge: Ask Agent

Ground Rent: 150.00

Tenure: Leasehold

view this property online connells.co.uk/Property/KSH104606

This is a Leasehold property with details as follows; Term of Lease 125 years from 02 Aug 2019. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. 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. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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