



Catkin Close, Chineham, Basingstoke, RG24 8XY
Guide Price £400,000



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NO ONWARD CHAIN - CHEQUERS are pleased to offer for sale this detached home set on the popular Chineham development. Whilst the property requires modernisation, there is superb potential with the added bonus of a corner plot. The accommodation includes cloakroom, lounge, kitchen/dining room, conservatory, utility room, three bedrooms and a shower room. With a garage and driveway parking, viewing is recommended. (draft particulars - awaiting vendors approval)

ENTRANCE HALL:

Front door, stairs to first floor.

CLOAKROOM:

Low level w.c., wash hand basin, radiator.

LOUNGE:

16'6" max x 12'6" (5.03m max x 3.81m)

Front aspect, double glazed bay window, radiator, door to -

KITCHEN/DINING ROOM:

15'9" x 10'8" (4.80m x 3.25m)

Rear aspect, range of built-in units, work surfaces, inset sink with mixer tap, fitted oven and hob with extractor over, sliding patio doors to conservatory, access to -

UTILITY ROOM:

11'2" x 7'5" (3.40m x 2.26m)

Rear aspect, double glazed door to garden, radiator, eye level cupboard, tiled flooring, radiator, door to garage.

CONSERVATORY:

11'8" max x 8'7" (3.56m max x 2.62m)

Door to garden.

STAIRCASE GIVES ACCESS TO LANDING:

Access to loft space, airing cupboard.

BEDROOM ONE:

12'6" x 9'4" (3.81m x 2.84m)

Front aspect, radiator, storage area.

BEDROOM TWO:

10'5" x 9'1" (3.18m x 2.77m)

Rear aspect, double glazed window, radiator.

BEDROOM THREE:

9'5" x 7'3" (2.87m x 2.21m)

Front aspect, storage cupboard, radiator.

SHOWER ROOM:

6'9" x 6'3" (2.06m x 1.91m)

White suite comprising shower cubicle, low level w.c., pedestal wash hand basin, tiled surrounds,

GARDENS:

To the front of the property is a block paved driveway leading to garage, stocked borders. To the rear of the property is a paved garden enjoying a private aspect, raised borders with mature shrubs, side access.

GARAGE:

Single garage with up and over door, light and power, door to utility room.

COUNCIL TAX:

Band D

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.

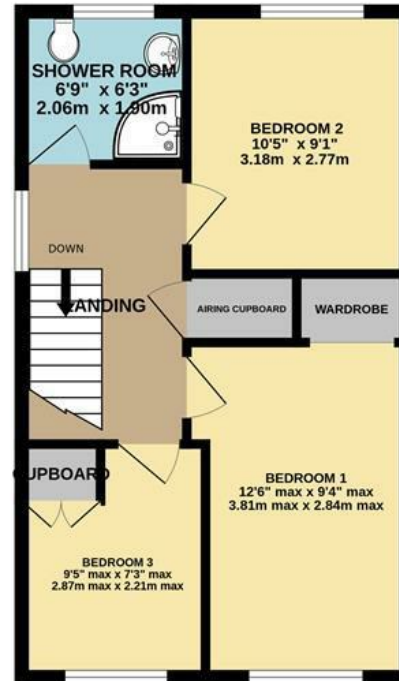
REFERRALS:

Chequers 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.



GROUND FLOOR
772 sq.ft. (71.7 sq.m.) approx.

1ST FLOOR
427 sq.ft. (39.7 sq.m.) approx.



3 BEDROOM DETACHED

TOTAL FLOOR AREA : 1199 sq.ft. (111.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no omission or mis-statement. This plan is for illustrative purposes only a prospective purchaser. The services, systems and appliances shown here as to their operability or efficiency can be Made with Metropix ©2025

