



Windermere Avenue, Kempshott, Basingstoke, RG22 5JQ
Guide Price £350,000



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NO ONWARD CHAIN - CHEQUERS are pleased to market this semi-detached family home in a popular cul-de-sac on the sought after Kempshott development. The accommodation includes 25' lounge/dining room, kitchen, three double bedrooms and a family bathroom complemented by double glazing and gas radiator heating. Externally there is a south westerly facing rear garden, driveway parking and a semi-integral garage. The property is in need of cosmetic upgrading and is priced accordingly. (draft particulars - awaiting vendors approval)

ENTRANCE LOBBY:

Front door, further door to -

LOUNGE/DINING ROOM:

25' x 11'10" max (7.62m x 3.61m max)

Double aspect, double glazed window to front, double glazed French doors to rear garden, fireplace with gas fire, three radiators, under stairs cupboard, stairs to first floor, door to -

KITCHEN:

10'3" x 8'9" (3.12m x 2.67m)

Rear aspect, double glazed window, range of eye and base level units, roll edged work surfaces, inset sink unit, appliance space, double glazed door to rear garden,

STAIRCASE GIVE ACCESS TO LANDING:

Access to loft space.

BEDROOM ONE:

13'4" x 9'9" (4.06m x 2.97m)

Front aspect, double glazed window, radiator, built-in wardrobe.

BEDROOM TWO:

9'10" x 9'8" (3.00m x 2.95m)

Front aspect, double glazed window, radiator.

BEDROOM THREE:

9'9" x 9'3" (2.97m x 2.82m)

Rear aspect, double glazed window, built-in double wardrobe, double airing cupboard, radiator, laminate flooring.

BATHROOM:

10'8" x 6'8" (3.25m x 2.03m)

Rear aspect, double glazed window, panel enclosed bath with shower over and shower screen, pedestal wash hand basin, inset spotlights, radiator.

SEPARATE W.C:

6'6" x 3' (1.98m x 0.91m)

Rear aspect, double glazed window, low level w.c..

GARAGE:

With up and over door.

GARDENS:

To the front of the property is a driveway for 2 cars, shared pathway to rear. To the rear of the property is a south west facing garden, patio with raised planters, lawn with mature borders, enclosed by fencing.

COUNCIL TAX:

Band D

MONEY LAUNDERING REGULATIONS:

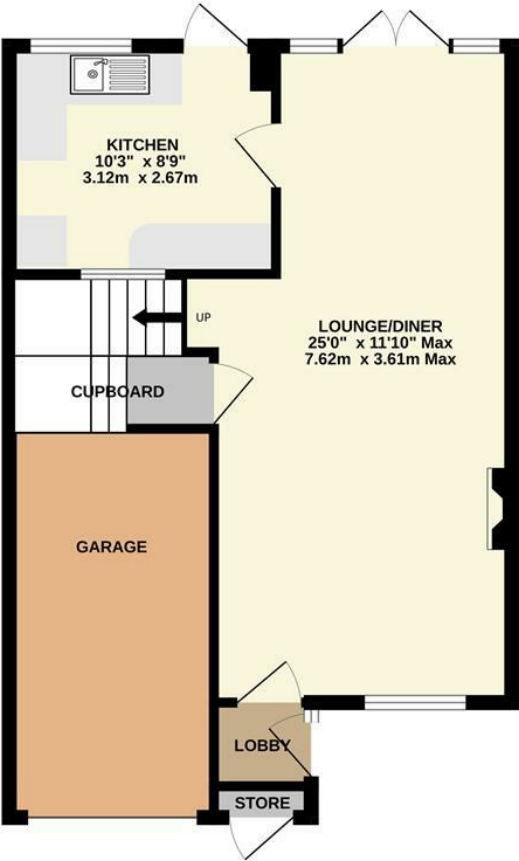
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

REFERRALS:

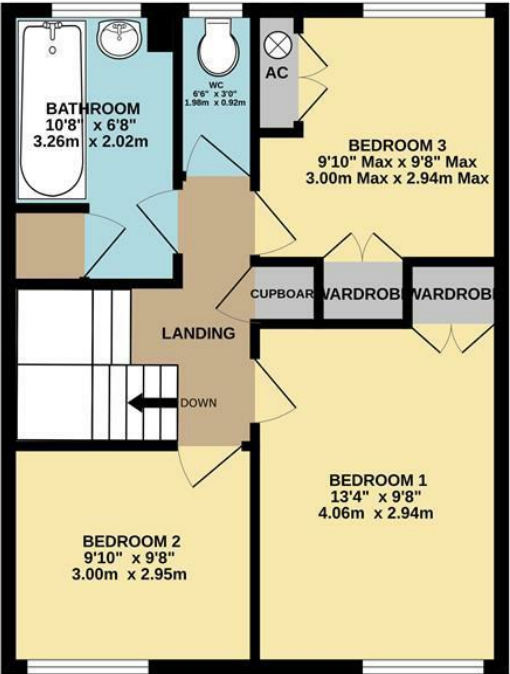
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GROUND FLOOR

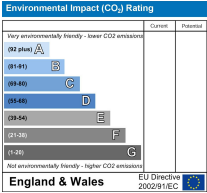
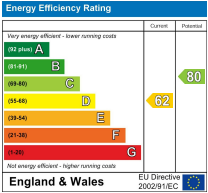


1ST FLOOR



3 BED SEMI-DETACHED

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 responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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