



Jubilee Road, Fairfields, Basingstoke, RG21 3DL
Guide Price £200,000



CHEQUERS

Independent Estate Agents

Jubilee Road, Fairfield, Basingstoke, RG21 3DL

NO ONWARD CHAIN - CHEQUERS are pleased to offer for sale this 2nd floor apartment, situated in a character conversion in the favoured Fairfield area of the town centre. The apartment offers generously sized accommodation with living room, modern kitchen, double bedroom and a bathroom. Prompt viewing is highly recommended.

PLEASE NOTE - the conversion of this character property means there are varying ceiling heights and sloped ceiling.

(Draft particulars - awaiting vendors approval)

ENTRANCE HALL:

Radiator.

LIVING ROOM:

13'2" max x 12'3" max (4.01m max x 3.73m max)

Front aspect, double glazed window, radiator, ornamental fireplace.

KITCHEN:

10'9" max x 8'3" max (3.28m max x 2.51m max)

Double glazed window, range of eye and base level units, work surfaces, fitted oven and hob with extractor over, single drainer sink unit with mixer tap, appliance space, radiator, wall mounted boiler, storage cupboards.

BEDROOM:

12'6" max x 12'2" max (3.81m max x 3.71m max)

Double glazed window, radiator.

BATHROOM:

7'7" max x 5'2" max (2.31m max x 1.57m max)

Modern white suite comprising panel enclosed bath with mixer tap and shower attachment, low level w.c., pedestal wash hand basin, radiator, extractor fan, skylight window.

AGENTS NOTE:

We are informed a parking permit is available via Basingstoke & Deane Borough Council

COUNCIL TAX:

Band A

LEASE DETAILS:

We have been advised there will be a new lease of 999 years. A third share of the freehold will be sold with each apartment. A limited company will be formed to manage the block, each purchaser will nominate at least one director to take up a directorship on the board on each flat sale. Annual service charge - £750.00 to be reviewed yearly. Prospective purchasers should clarify these details with their solicitor.

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.



2ND FLOOR 529 sq.ft. (49.1 sq.m.) approx.



1 BEDROOM 2ND FLOOR APARTMENT

TOTAL FLOOR AREA: 529 sq.ft. (49.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and should not be relied upon for any purpose. This plan is for illustrative purposes only and does not constitute an offer of any property. The services, systems and appliances shown are as to their operability or efficiency as at the date of completion of the floorplan. Made with Metropics 2.0



Energy Efficiency Rating	
Current	Potential
	Very energy efficient - lower running costs
	A
	B
	C
	D
	E
	F
	G
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
	Very environmentally friendly - lower CO ₂ emissions
	A
	B
	C
	D
	E
	F
	G
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	

