



Timor Close, Popley, Basingstoke, RG24 9PB
£237,000



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CHEQUERS are pleased to offer this spacious three bedroom mid terraced home with NO ONWARD CHAIN. The property offers kitchen, lounge, dining room, cloakroom, three bedrooms and a 4 piece family bathroom. Further benefits include double glazing, gas radiator heating and an enclosed rear garden. (draft particulars - awaiting vendors approval)

ENTRANCE PORCH:

Storage cupboard housing boiler, double glazed window, door to -

ENTRANCE HALL:

Stairs to first floor, under stairs storage.

CLOAK/UTILITY ROOM:

Low level w.c., storage area with plumbing for washing machine.

KITCHEN:

11'6" x 8'9" (3.51m x 2.67m)

Front aspect, range of eye and base level units, work surfaces, single drainer sink unit with mixer tap, plumbing for slim line dishwasher, appliance space, tiled surrounds, access to -

DINING ROOM:

11'7" x 7'10" (3.53m x 2.39m)

Rear aspect, double glazed window, radiator, door to rear garden, storage cupboard, access to -

LOUNGE:

11'10" x 11'8" max, 9'9" min (3.61m x 3.56m max, 2.97m min)

Rear aspect, double glazed window, ornamental fireplace with display plinth either side, radiator.

STAIRCASE GIVES ACCESS TO LANDING:

Access to loft space.

BEDROOM ONE:

15'1" x 9'10" max, 8' min (4.60m x 3.00m max, 2.44m min)

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

BEDROOM TWO:

12'1" x 9'6" (3.68m x 2.90m)

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

BEDROOM THREE:

8'6" x 7'8" (2.59m x 2.34m)

Front aspect, double glazed window, radiator.

BATHROOM:

9'8" x 5'5" max, 4'8" min (2.95m x 1.65m max, 1.42m min)

Front aspect, double glazed window, 4 piece suite comprising panel enclosed bath, shower cubicle, low level w.c., wash hand basin, tiled surrounds, radiator, storage cupboard.

GARDENS:

To the front of the property is a shingled garden with dwarf retaining wall, pathway to front door. To the rear of the property is a patio leading to lawned area with shrub borders, further hardstanding area, rear gate access.

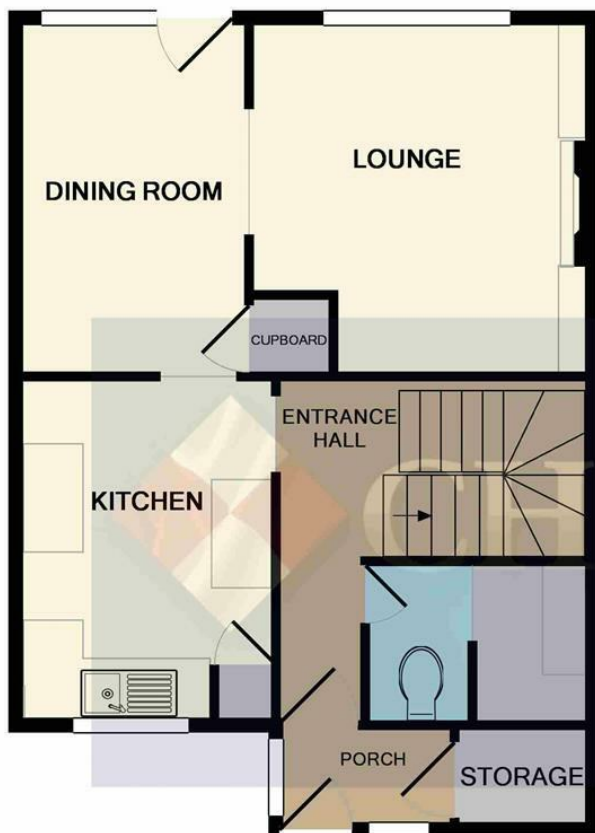
MONEY LAUNDERING REGULATIONS:

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.

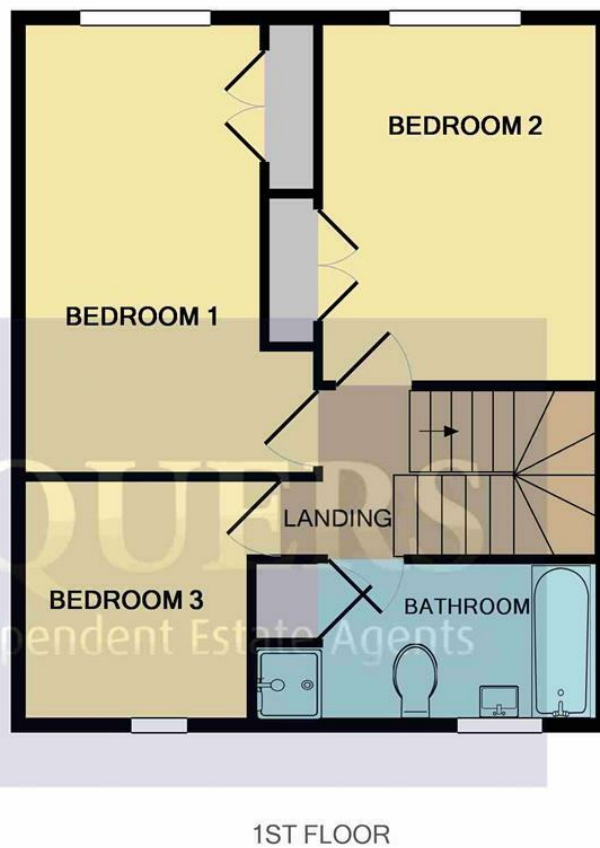
DIRECTIONS:

From the Aldermaston roundabout proceed along Popley Way and at the traffic lights turn left into Carpenters Down. Take the 1st turning right into Shetland Road where Timor Close is the 2nd turning on the left.





GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating	
Current	Potential
A (92-100)	B (81-91)
B (81-91)	C (69-80)
C (69-80)	D (55-68)
D (55-68)	E (39-54)
E (39-54)	F (21-38)
F (21-38)	G (1-20)
G (1-20)	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
A (92-100)	B (81-91)
B (81-91)	C (69-80)
C (69-80)	D (55-68)
D (55-68)	E (39-54)
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