Pennine Way, Buckskin, Basingstoke, RG22 5AG

Guide Price £280,000

CHEQUERS
Independent Estate Agents

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NO ONWARD CHAIN - CHEQUERS are delighted to market this well presented three bedroom family home, offering spacious accommodation over two floors. The ground floor comprises - cloakroom, kitchen, dining room with bi-fold doors to the lounge. The first floor has three bedrooms and a shower roo with a large walk-in shower. The property has warm air heating and the boiler was replaced 6 years ago and has been serviced annually. Further benefits include a garage and well maintained gardens to the rear overlooking a green area.

PORCH:
Open storm porch with bin storage area, double glazed front door to -

ENTRANCE HALL:
Storage cupboard,

CLOAKROOM:
Double glazed window, low level wc., wash hand basin.

KITCHEN:
10' x 7' (3.05m x 2.13m)
Front aspect, double glazed window, range of eye and base level units, roll edged work surfaces, inset sink unit, fitted oven and hob, plumbing for washing machine, appliance space, storage cpuboard, access to -

DINING ROOM:
10' x 8'8" (3.05m x 2.64m)
Front aspect, double glazed window, triple bi-fold doors to -

LOUNGE:
17' x 10' (5.18m x 3.05m)
Rear aspect, double glazed window, t.v aerial point, door to -

REAR HALL:
Duble glazed door to garden, stairs to first floor, door to entrance hall.

STAIRCASE GIVES ACCESS TO LANDING:
Airing cupboard, storage cupboard.

BEDROOM ONE:
12'1" x 10'9" (3.68m x 3.28m)
Rear aspect, double glazed window.

BEDROOM TWO:
10'2" plus wardrobe x 9' (3.10m plus wardrobe x 2.74m)
Rear aspect, double glazed window, built-in double wardrobe.

BEDROOM THREE:
8' x 7'8" max (2.44m x 2.34m max)
Front aspect, double glazed window, built-in wardrobe.

SHOWER ROOM:
9'5" x 4'8" (2.87m x 1.42m)
Double glazed window, walk-in shower cubicle with glass screen, low level w.c., wash hand basin, fitted cupboard.

GARDENS:
To the front of the property is a lawned garden, well stocked flower borders, enclosed by brick walling and fencing, wrought iron gate. The garden to the rear enjoys a westerly aspect, laid to lawn with block paved patio, flower borders, rear gate access.

GARAGE:
Up and over door.

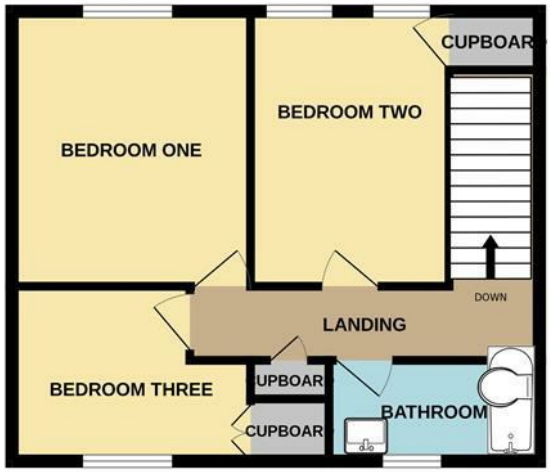
COUNCIL TAX:
Band C

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

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the
of doors, windows, rooms and any other items are approximate ar
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prospective purchaser. The services, systems and appliances show
as to their operability or efficiency ca
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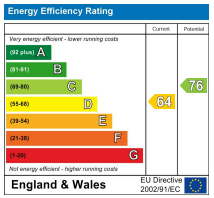

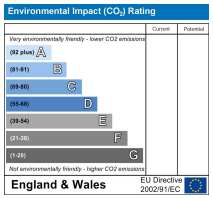

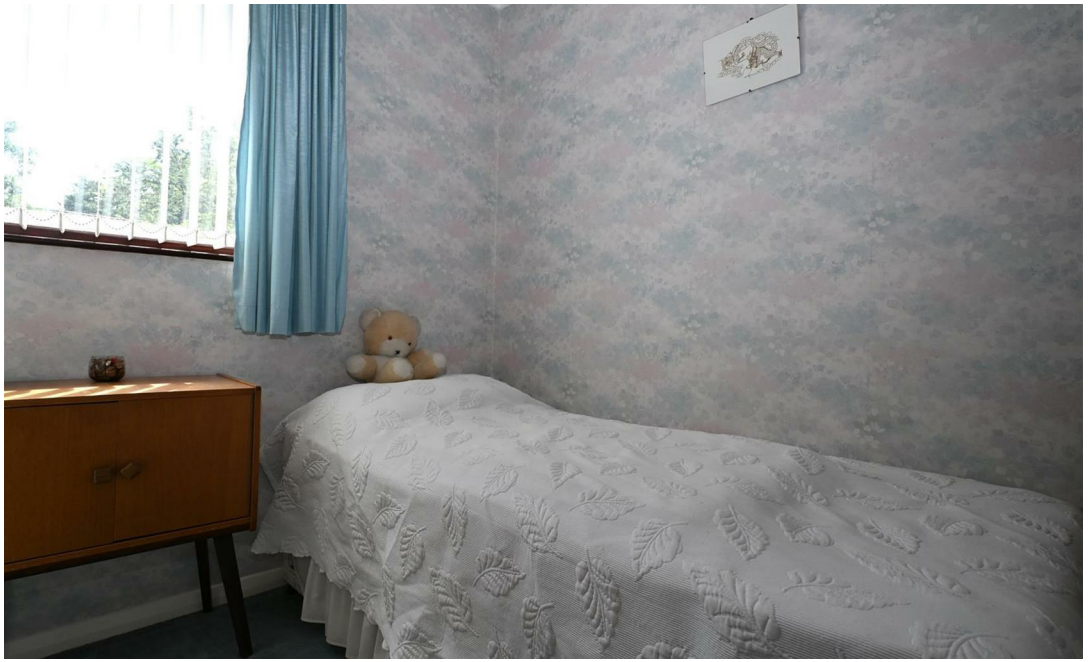

Whilst we endeavour to make our details accurate and reliable if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view the propertyIn accordance with the Property Misdescriptions Act 1991, Chequers Estate Agents advise that no testing (unless otherwise stated) has been carried out on heating, plumbing, gas or electrical appliances (including power points) or any of the main services as we are not qualified to do so. We advise prospective purchasers to make their own enquiries to satisfy any doubts they might have.