



# Alton, Hampshire

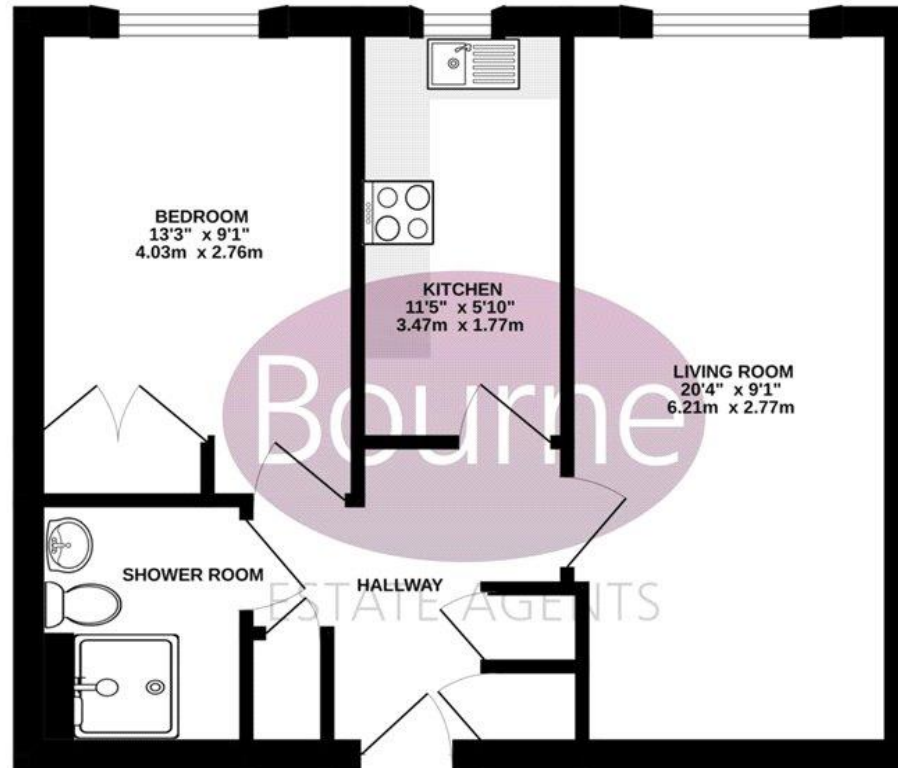
This well-presented retirement apartment is located within the sought after Cooperage development and within close proximity to the town centre. The property is on the second floor and has a double bedroom, modern kitchen, shower room, spacious sitting room and views over the public gardens.

Within the development, there are communal rooms and a communal garden. Additionally, there is a lift as well as the stairs to the various floors, a house manager and to the front of the apartments, there are residents and visitor parking bays.

- One Bedroom Apartment
- Second Floor
- Over 60s Only
- Kitchen
- Shower Room
- Communal Rooms/Grounds
- Close to Town Centre
- Views Over Public Gardens
- No Onward Chain



# Floorplan



FOR ILLUSTRATIVE PURPOSES ONLY

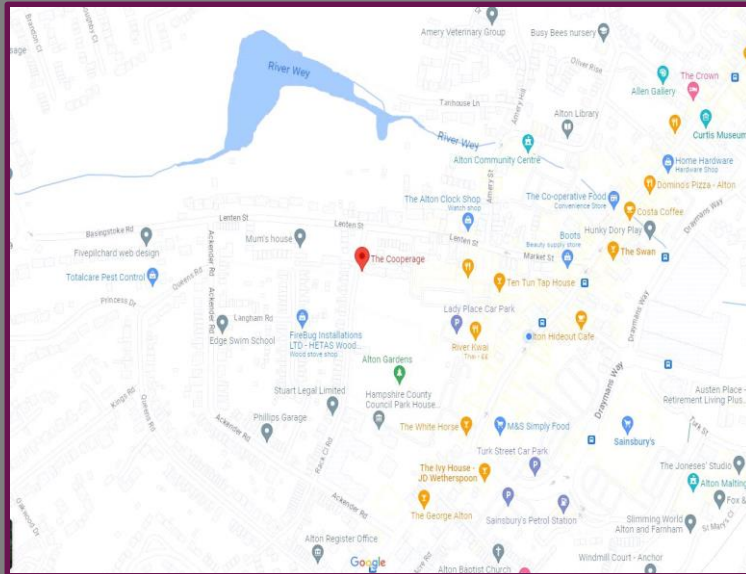
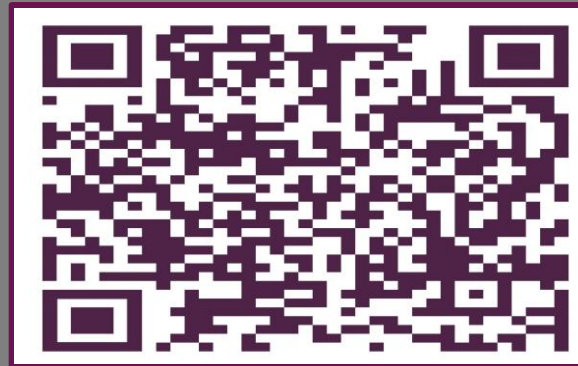
TOTAL FLOOR AREA : 506 sq.ft. (47.0 sq.m.) approx.

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 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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# Location

This property can be found in The Cooperage, a retirement development in the heart of Alton town centre. The town centre provides a variety of shops and restaurants, a bus service and also within walking distance is Alton's mainline train station serving London Waterloo.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	80	84
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract.

If you require clarification of any points then please contact us especially if you are travelling some distance to view.

Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



A refreshing choice...

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