



ESTATE AGENTS



Alton, Hampshire

£350,000

Alton, Hampshire

No onward chain with this end of terrace home, benefitting from a corner plot garden and therefore vast scope from extending (STPP).

The property provides two reception rooms, a kitchen and entrance hall to the ground floor. To the first floor there are three bedrooms and a family bathroom.

To the rear, there is the bonus of a garage and outbuildings. The garden is laid to lawn with an area of patio and additional garden to the side. To the front, there is driveway parking.

Freehold

Council Tax Band : C

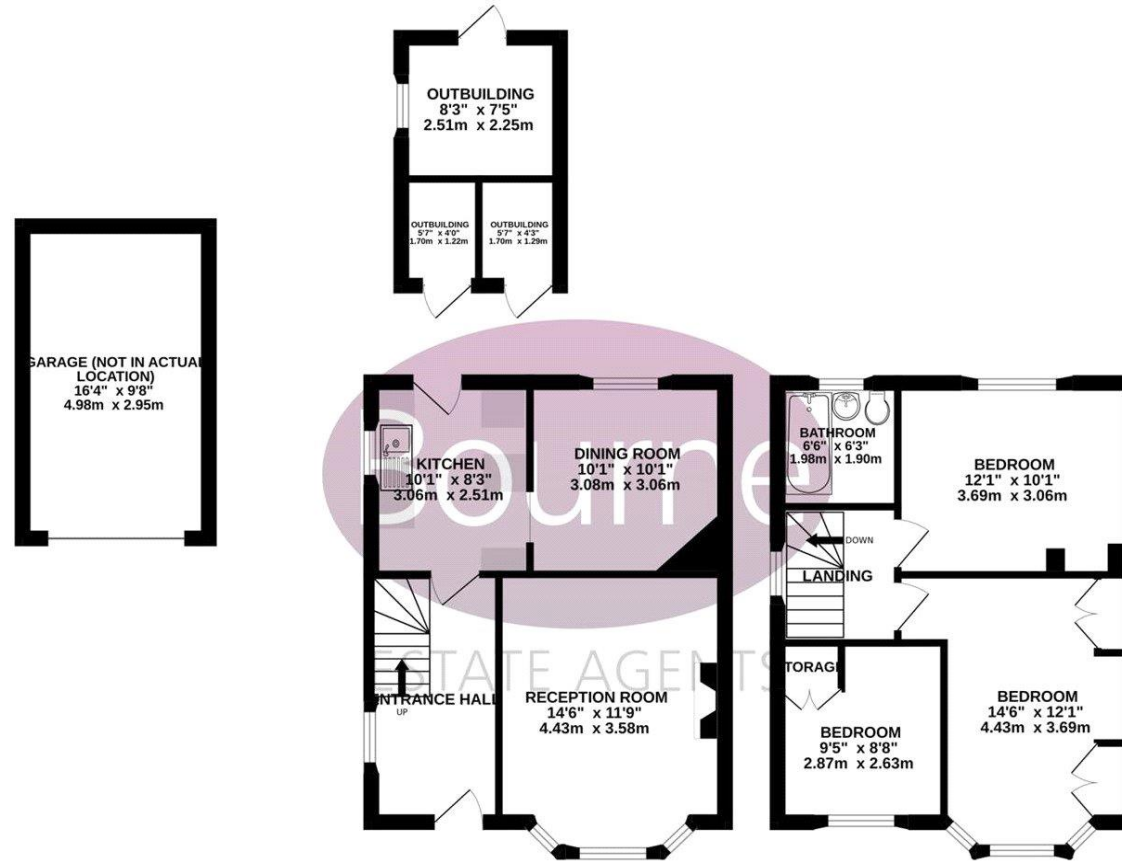
- End Of Terrace Home
- Three Bedrooms
- Bay-Fronted Sitting Room
- Dining Room
- Two Double Bedrooms
- Further Single Bedroom
- Corner Plot Garden
- Garage
- Driveway Parking
- No Chain



Floorplan

GROUND FLOOR
688 sq.ft. (63.9 sq.m.) approx.

1ST FLOOR
430 sq.ft. (39.9 sq.m.) approx.



FOR ILLUSTRATIVE PURPOSES ONLY

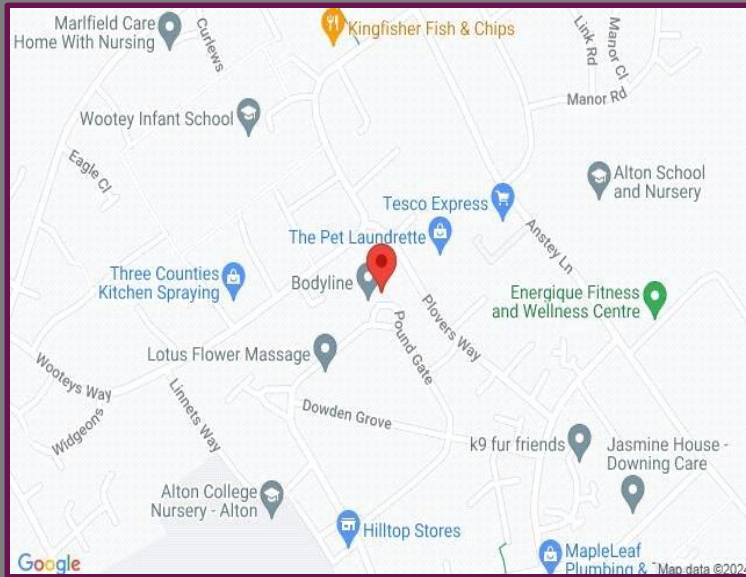
TOTAL FLOOR AREA : 1118 sq.ft. (103.9 sq.m.) approx.

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 Lipscombe Rise, a popular residential location offering convenient access to schools and shops. The mainline train station serving London Waterloo is also within walking distance as is the town centre.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		87
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	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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