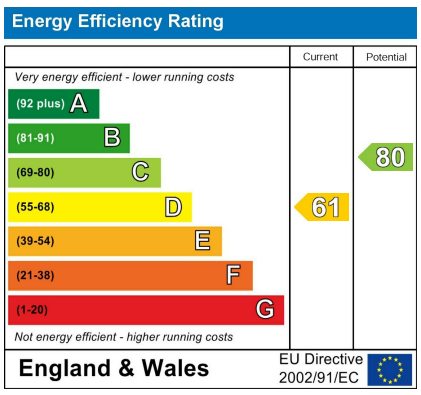
Ruskin Close, Basingstoke, RG21 3QH

£175,000 Asking price - Leasehold

Barons Estate Agents are delighted to present this one-bedroom ground floor maisonette, offered to the market with NO ONWARD CHAIN and situated in the highly sought-after Black Dam area of Basingstoke. The property offers well-proportioned accommodation including a spacious lounge, fitted kitchen, bathroom and a generous double bedroom. Externally, the home benefits from a large rear garden and a garage, with further advantages including double glazing and ample storage throughout. Conveniently located approximately 1 mile from Festival Place and Basingstoke town centre, the property is ideally positioned for a wide range of shops, restaurants, cafés and leisure facilities. Black Dam Ponds and Eastrop Park are both within approximately 0.5 miles, offering attractive green spaces and scenic walking routes nearby. The property also benefits from excellent commuter links, being approximately 1.5 miles from Junction 6 of the M3 motorway and around 1.2 miles from Basingstoke mainline railway station, providing direct services to London Waterloo in approximately 45 minutes. A range of local schools, convenience stores and everyday amenities are also close by, making this an ideal first-time purchase or investment opportunity.

Key Points and Features

- NO ONWARD CHAIN
- Spacious Lounge
- Ample Storage
- Ground Floor
- Kitchen
- Large Rear Garden
- Sought After Location
- Bathroom
- Double Glazing



Location

Ruskin Close gives easy access to the M3, A30, A303 and A33 along with mainline railway to London Waterloo. Festival Place offers extensive shopping facilities including Marks and Spencer and Next. There is an abundance of bars and restaurants, two theatres and within a short drive is the Leisure Park providing an ice rink, swimming pool, bowling alley and multi screen cinema. For the keen golfer numerous courses surround the town, as do picturesque walks and village pubs.

Tenure

Leasehold-
955 Years Remaining
£30 every 6 months

Local Authority

Basingstoke & Deane Borough Council

Council Tax

Band B

Viewing Arrangements

Viewings are to be arranged via Barons Estate Agents.

Extra Services

Barons Estate Agents 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.