



Corfe Walk, Winklebury, Basingstoke, RG23 8ED

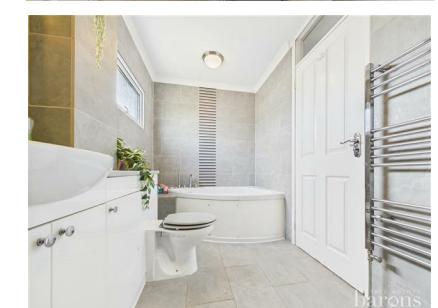
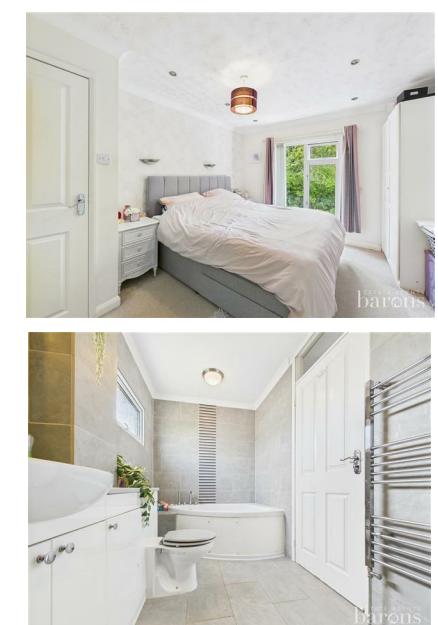
£305,000 Guide price - Freehold



Barons Estate Agents are delighted to present this three bedroom, end of terrace family home situated in a quiet residential area. Internally on the ground floor, the property benefits from a porch, a spacious entrance hallway, cloakroom, kitchen/dining room and lounge with sliding doors to the garden. Upstairs there's three bedrooms and a modern, four piece family bathroom. Externally, the property benefits from both front and rear gardens with the option of parking at the rear, and ample communal parking in the cul de sac. Additional benefits include; NO ONWARD CHAIN, gas central heating and double glazing. A viewing would be strongly advised by the vendor's sole agent.

Key Points and Features

- End of Terrace Family Home
- Porch & Spacious Hallway
- Cloakroom
- Three Bedrooms
- Kitchen/Dining Room
- Front & Rear Gardens
- Modern Four Piece Family Bathroom
- Lounge
- Viewing Advised



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A	88	
(81-91)	B		
(69-80)	C	75	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Location

Corfe Walk is located on the northern side of Basingstoke, benefiting from local shops, schools and open countryside. Basingstoke Town Centre is within 3 miles with Festival Place shopping centre, and mainline station giving access to London Waterloo in 45 minutes. Other facilities within 2 miles include Basingstoke Leisure Park which hosts an array of sporting facilities including swimming, Ice skating and bowling.

Tenure

Freehold

Local Authority

Basingstoke & Deane Borough Council

Council Tax

Band C

Viewing Arrangements

Viewings are to be arranged via Barons Estate Agents, Basingstoke.

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.