



St. Peters Road, Basingstoke, RG22 6TE

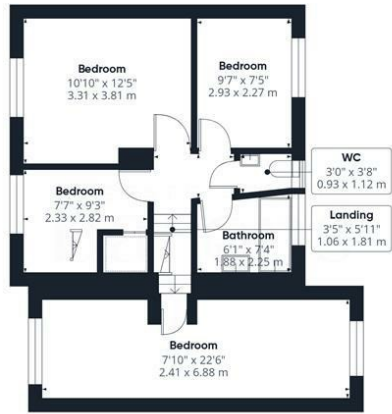
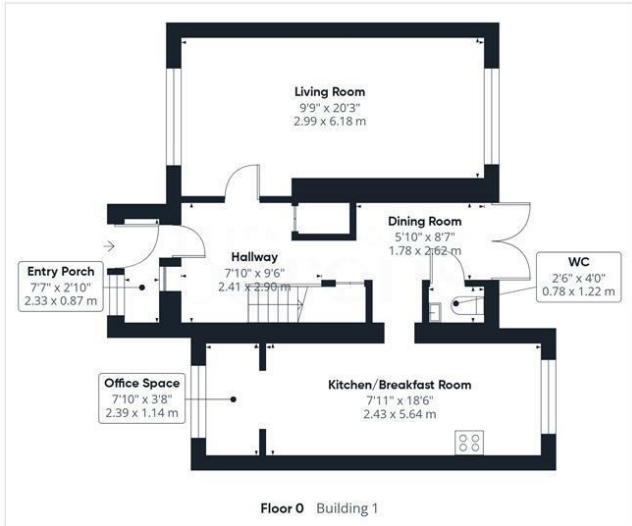
£440,000 Asking price - Freehold



Barons Estate Agents are delighted to offer to the market this extended four-bedroom end-of-terrace family home, ideally situated in the popular area of South Ham. The ground floor features a welcoming porch and entrance hallway, spacious lounge, kitchen/breakfast room, separate dining room, dedicated office space, and a cloakroom. Upstairs, the property offers four bedrooms, a family bathroom, and an additional separate WC. Further benefits include a versatile loft room, gas central heating, and double glazing throughout. Externally, the property boasts a cabin complex incorporating a workshop, gym area, salon space with running water, and a fully powered music studio — offering exceptional flexibility for home working or leisure use. The home also benefits from an enclosed rear garden and driveway parking. An early viewing is highly recommended by the owners sole agents.

Key Points and Features

- Extended Family Home
- Bathroom
- Enclosed Rear Garden
- End Of Terrace
- Spacious Lounge
- Workshop Space
- Four Bedrooms
- Kitchen/Diner
- Driveway Parking



ESTATE AGENTS
barons

Approximate total area¹⁾
1276 ft²
118.6 m²

Reduced headroom
132 ft²
12.3 m²

(1) Excluding balconies and terraces

Reduced headroom:
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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

St. Peters Road is positioned within South Ham, offering commuter links via bus, train station and M3 junctions. Local schools and shops are within 2 miles. Morrisons supermarket is easily accessible, as are all of Basingstoke's town centre amenities which includes Festival Place shopping centre and a vast selection of bars and eateries.

Tenure

Freehold

Local Authority

Basingstoke & Deane Borough Council

Council Tax Band

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.