



Saunders Way Beggarwood

Basingstoke RG23 7FG

Description

This delightful modern three bedroom semi detached property is conveniently located on the popular Longacre estate. With easy access to junction 7 of the M3 and location amenities just a stroll away, you can see the attraction. In addition to this, the house is being sold with **NO ONWARD CHAIN!**

A pathway leading up to the front door opens into the entrance hall with the downstairs cloakroom positioned neatly under the stairs. The living room is to the front of the property and a light and airy Kitchen/diner runs across the rear of the property with French doors out into the enclosed rear garden.

Upstairs there are three bedrooms, the master bedroom has an ensuite shower room plus an air conditioning unit. The family bathroom has a modern suite and a good size. There is also an airing cupboard and access to the loft.

Outside the rear garden has a paved patio and lawn with flower/shrub beds plus a side gate to access the front of the property. The garage has power and light points with driveway parking in front.

Please note there is an estate charge, to be confirmed.

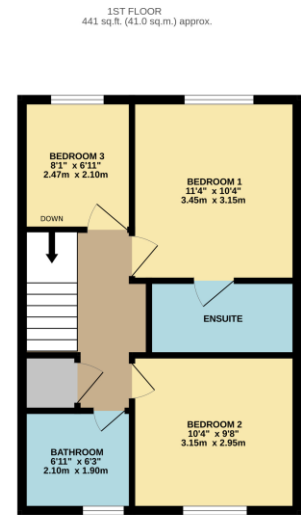
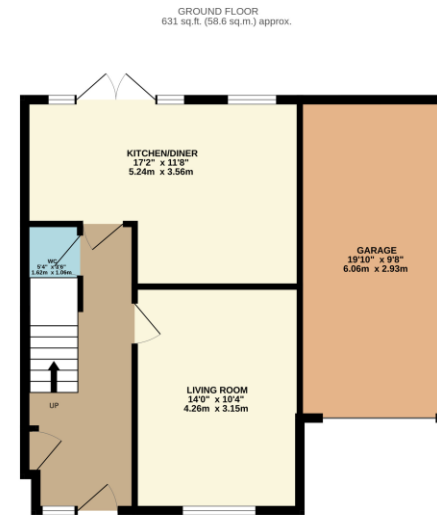


Accommodation

- Semi detached house
- Living room
- Downstairs cloakroom
- Kitchen/diner
- Three bedrooms
- En suite to master
- Garage
- NO ONWARD CHAIN

Under the Property Misdescriptions Act 1991, these Particulars are a guide and act as information only. All details are given in good faith and are believed to be correct at time of printing. Winkworth give no representation as to their accuracy and potential purchasers or tenants must satisfy themselves by inspection or otherwise as to their correctness. No employee of Winkworth has authority to make or give any representation or warranty in relation to this property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			96
(81-91) B		84	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



TOTAL FLOOR AREA : 1072 sq.ft. (99.6 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 is given to their operability or efficiency can be given.
Made with Metropix (2023)



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