



Selbon

Residential sales & lettings

Jubilee Drive, Church Crookham, Fleet,
Hants, GU52 8BT

£500,000 Freehold



01252 979300

Selbonproperty.co.uk

- Modern Town House
- Study/Bedroom & Kitchen/Breakfast Room (Ground Floor)
- Main Bedroom With En Suite & Bedroom 2 (Second Floor)
- Enclosed Garden
- Proximity To Schools & Shops
- Entrance Hall & Cloakroom (Ground Floor)
- Living Room, Bedroom & Bathroom (1st Floor)
- Gas Radiator Heating & Double Glazed Windows
- Garage & Driveway
- No Onward Chain

Selbon Estate Agents are delighted to offer this deceptively spacious modern three storey town house to the market, situated on the popular Crookham Park development, close to local shops and schools.

The property was built by Mssrs 'Taylor Wimpey' and is an ideal family home for those requiring modern open plan living space with the benefit of additional space and rooms for home working.

The property is accessed via a front door leading to the entrance hall with stairs leading to the first floor landing, as well as doors leading to a cloakroom with a white suite, bedroom 4/study and an open plan 15ft kitchen/dining room with integrated appliances and double glazed French doors to the rear garden.

The first floor landing gives access to the 2nd floor, as well as an area that could be used as a small study area, there are doors leading to a 15ft living room with Juliette Balcony, bedroom 3 and a family bathroom with a white suite.

The second floor landing has access to the loft, bedroom one with an en suite shower room and bedroom 2.

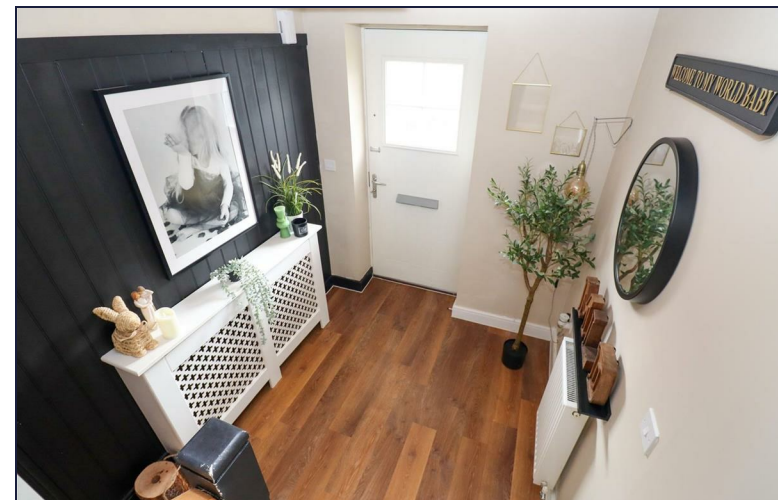
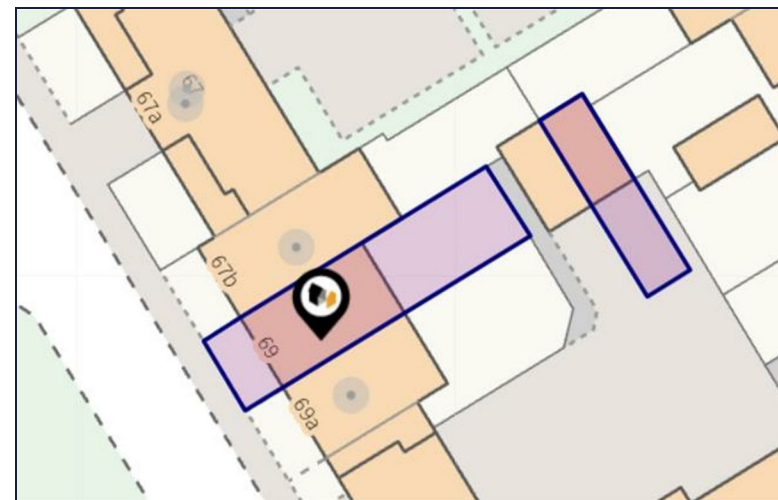
Further benefits include gas central heating, double glazed windows, solar panels, a single garage to the rear of the property with a driveway in front for 1 car.

There is an annual charge of circa £300 per annum towards the maintenance of the development and SANGS.

Crookham Park boasts a variety of open spaces, a Sainsburys local and infant school as well as access to a wealth of walking, running and cycling routes and there is a bus route to Fleet town centre, which has an array of shops, bars and restaurants. Fleet mainline station (Waterloo line), the Basingstoke Canal, Fleet pond and Hart leisure centre, are all within a short drive.

There are excellent road links with the M3, A3 & A 30, giving access to London, Guildford and Basingstoke to name a few, as well as the villages Farnham, Odiham and Crondall.

Offered with no onward chain we highly recommend a viewing to avoid disappointment.









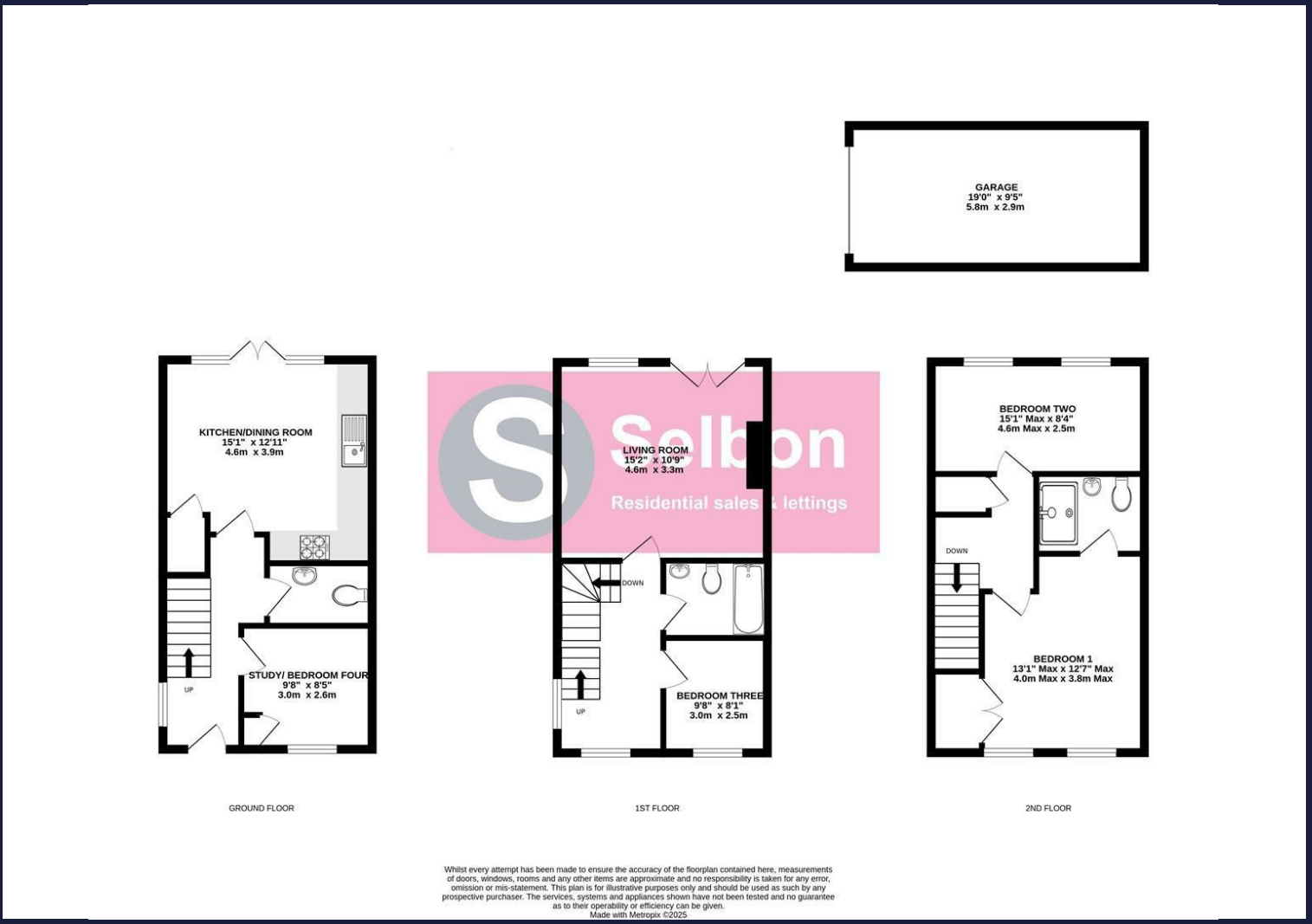








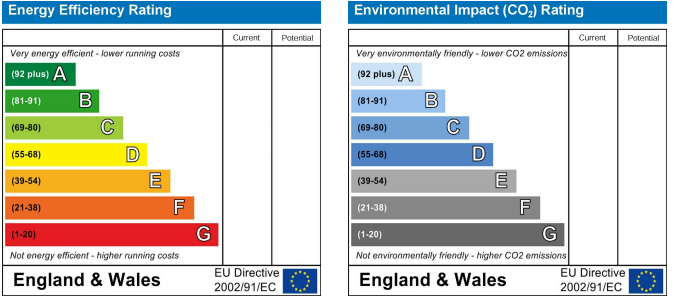
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

Council Tax Band:

We give notice that these particulars are produced in good faith and in accordance with the Consumer Protection from Unfair Trading Regulations 2008 (CPR). They are set out as a general guide only and do not constitute any part of a contract or warranty whatsoever. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Selbon has any authority to make or give any representation or warranty whatever in relation to the property. A detailed survey has not been carried out nor have the services, heating systems, appliances or specific fittings been tested. Any photograph incorporated within these particulars shows only certain parts of the property and it must not be assumed that any contents or fixtures and fittings shown in the photographs are either included with the property or indeed remain in it. Room sizes shown and any floor plans should not be relied upon for carpets and furnishings. If there is any point which is of particular importance to you we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.