



Selbon

Residential sales & lettings

Grove Road, Church Crookham,
Hampshire, GU52 6DX

Offers over £700,000 Freehold



01252 979300

Selbonproperty.co.uk

- Detached Chalet Family Home
- Re-Fitted Kitchen
- 31ft. Principle Bedroom With En-Suite
- En-Suite to Bedroom 2 & Family Bathroom
- Approx. 60ft. Westerly Facing Rear Garden
- Four Bedrooms
- L-Shaped Living/Dining Room
- Three Further Bedrooms
- 25ft. Garden Office/Studio
- No Onward Chain

Selbon Estate Agents are delighted to offer to the market this extended four bedroom detached chalet property, offering versatile accommodation over two floors.

The property have been modernised and updated by the current owners and further benefits from no onward chain.

On entering the property you are welcomed into a porch which in turn leads to a spacious hallway. The principle accommodation includes; open plan living/dining room with doors to the rear garden, re-fitted kitchen, three bedrooms (bedroom with en-suite) and a family bathroom.

The kitchen has been re-fitted with a range of eye and base level high gloss cupboard and drawer units with Granite work surfaces. Inset sink with mixer tap, built-in double oven, hob with extractor over and dishwasher. Space for American style fridge/freezer and a door leading to the side of the property.

To the first floor is the principle bedroom with walk-through dressing area and a re-fitted en-suite bathroom with four piece white suite.

Externally the Westerly facing rear garden measures approximately 60ft. in length and is predominately laid to lawn with patio and a decked area, ideally for entertaining. There is also a 35ft. garden office/studio with power and light.

To the front is a block paved driveway providing off-street parking for several vehicles.

The property is currently in the catchment area for both Heatherside Infant and Junior schools and Court Moor Secondary school.

The property is approximately 1.5 miles distant from the town centre and for the commuter Fleet mainline train station, with trains to London Waterloo in under 40 minutes is approximately 2.7 miles distant.

For those seeking the outdoor life, Velmead Woods, Tweseldown, Fleet pond and the Basingstoke canal are all close by, offering a wealth of beautiful walking, running and cycling routes.







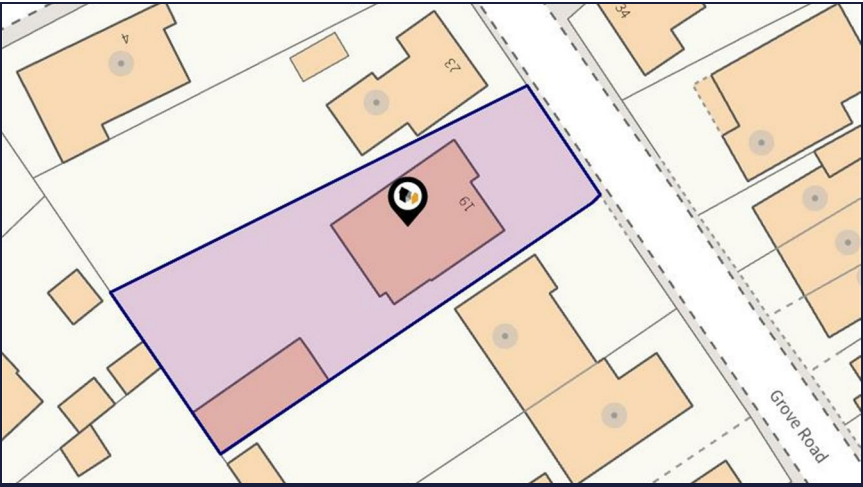






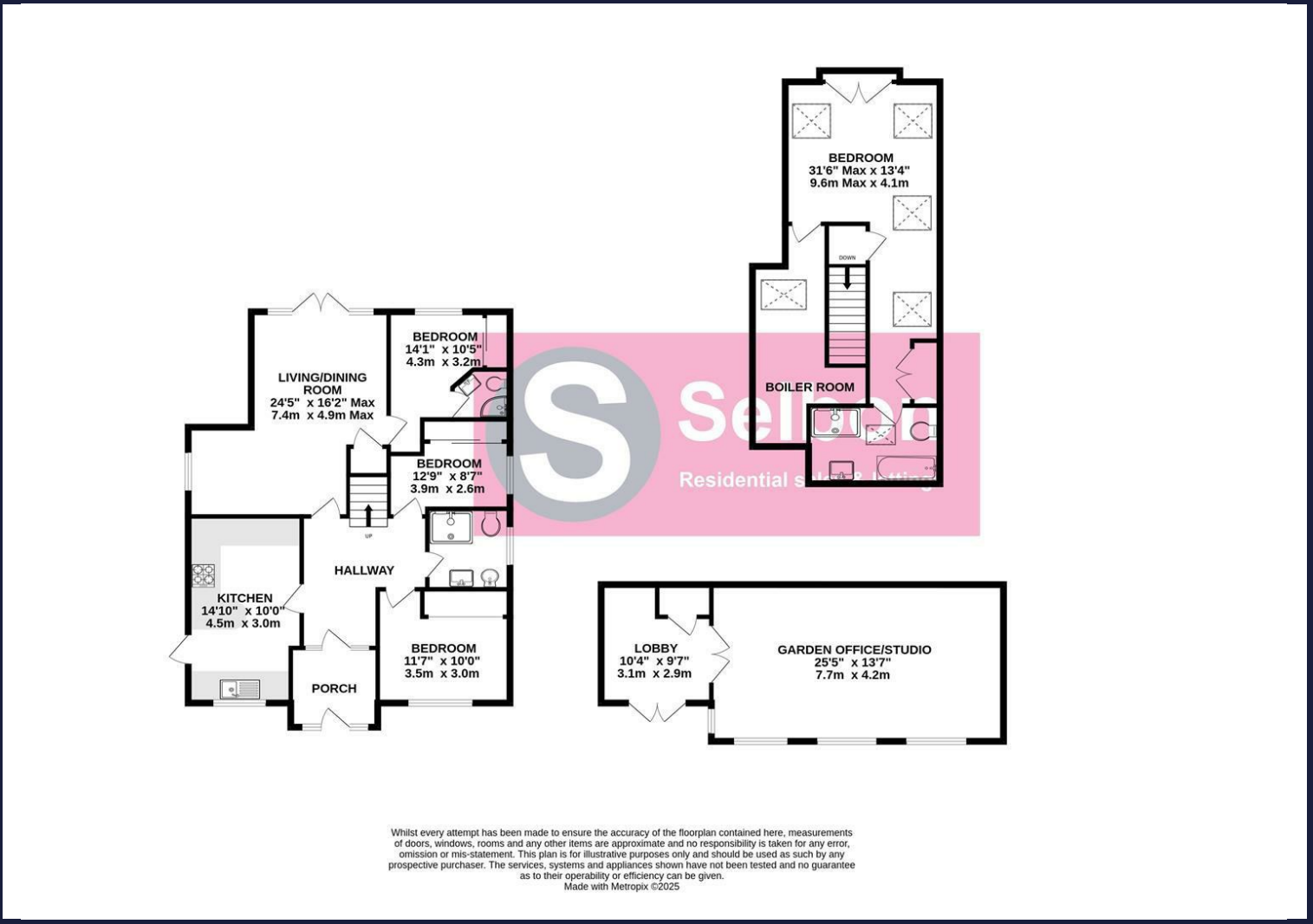








Floor Plans



Viewing

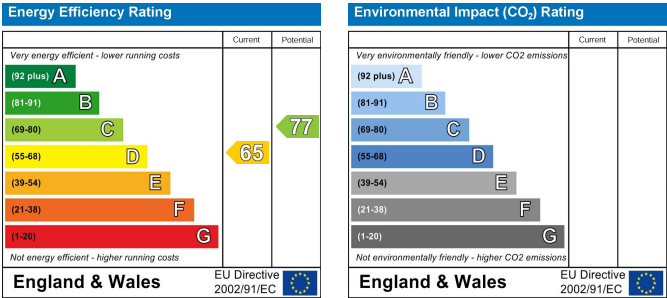
For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

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.

Area Map



Energy Performance Graph



Council Tax Band: E