



Selbon

Residential sales & lettings

Fleet Road, Farnborough,
Hampshire, GU14 9RE
Guide price £535,000 Freehold

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01252 979300
Selbonproperty.co.uk

- Three/Four Detached Family Home
- Living Room In Excess of 23 Feet
- Separate Utility Room
- Garage With Power, Lighting And Rear Workshop
- Situated In A Non-Estate Location
- Downstairs Cloakroom and Shower Room
- Modern Kitchen/Breakfast Room With Appliances And Central Island
- Driveway For Multiple Vehicles
- Generous Southerly Aspect Rear Garden
- Onward Chain Suited

Selbon Estate Agents are delighted to be marketing this three/four bedroom detached family home, situated within a non-estate location in Farnborough.

To the front of this charming home is a driveway for multiple vehicles, which leads down the side of the house to the front of the garage. Stepping inside, through the porch, you'll find yourself in a spacious hallway which gives access to a downstairs cloakroom, utility room, living room and stairs to the first floor. The Living Room stretches over 23 feet across the width of the home, this flows through to the dining room with patio doors on to the rear garden. Bedroom four is located downstairs also makes for an ideal study, as the current owners have put to this use. This bedroom also benefits from side access onto the front driveway. The modern rear aspect kitchen features a range of base level and wall mounted storage cupboards, fridge freezer, dishwasher, an electric oven, four burner hob with an extractor fan, central island breakfast bar and sliding doors onto the rear garden. Additionally downstairs, there is a utility room with fitted storage cupboards, leading through to a shower room with side aspect window.

Upstairs you'll find three bedrooms and the family bathroom with WC, wash basin, panelled bathtub with a wall mounted shower. The southerly aspect rear garden offers a generous plot to host and entertain. There is a patio area meeting the rear of the property, with a lawn stretching the majority of the garden and a large greenhouse to the side of the garden. The garden also offers rear access into the workshop and garage.

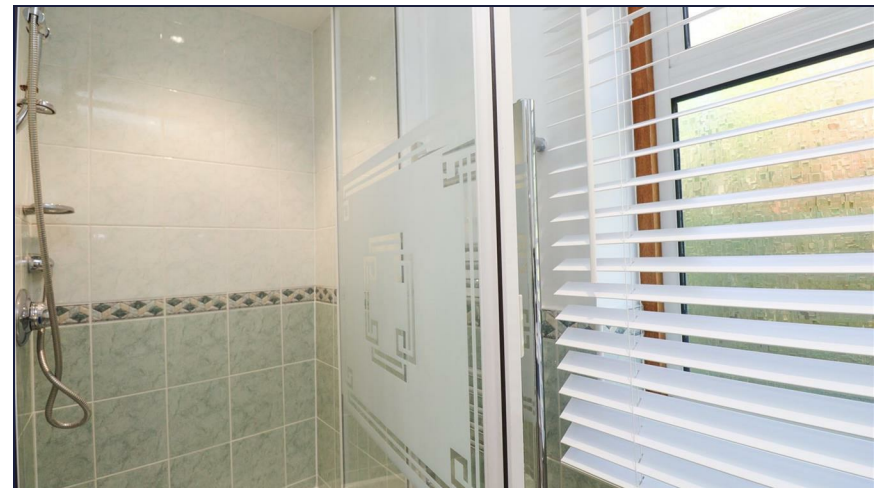
The current school catchments include: Southwood Infant School, Cove Junior School, Guillemont Junior School and Cove School.

This charming home is located in an ideal location for access into both Fleet and Farnborough, with a range of public houses, shops and schools also nearby.

The generous plot this home is sat on offers a lot of potential to extend still (S.T.P.P)





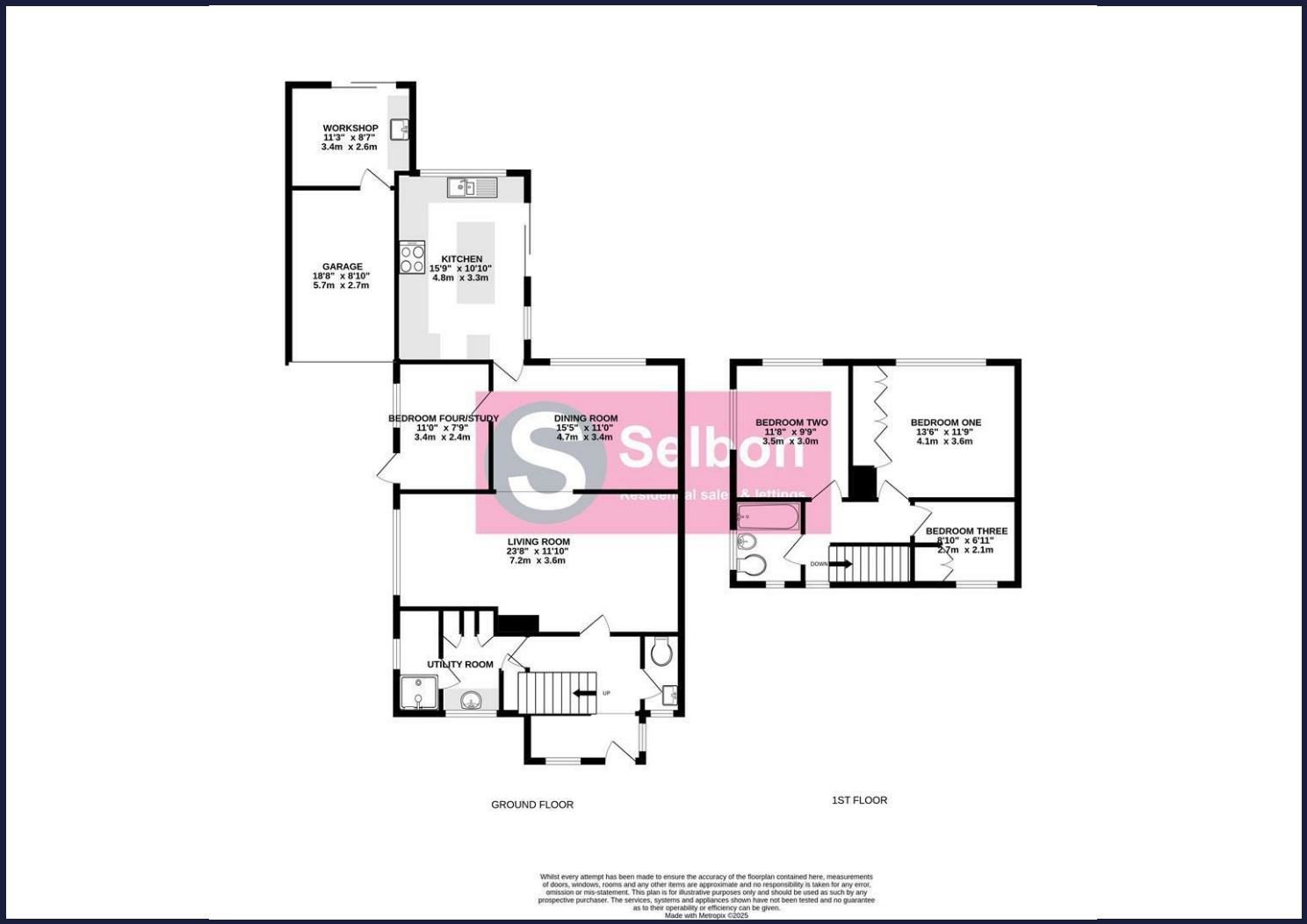




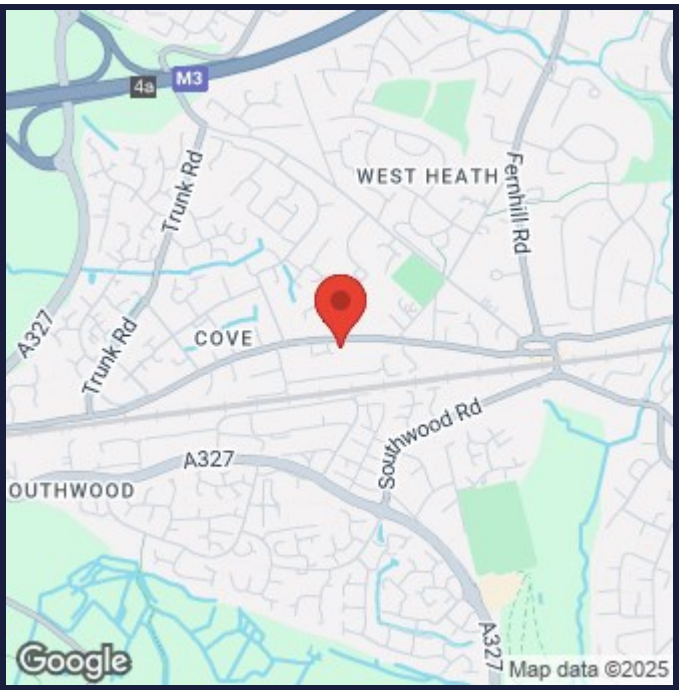




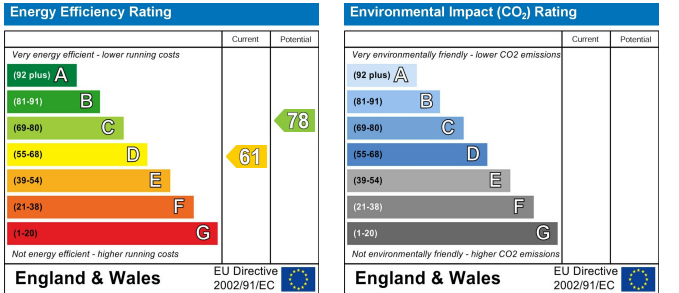
Floor Plans



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

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Council Tax Band: E