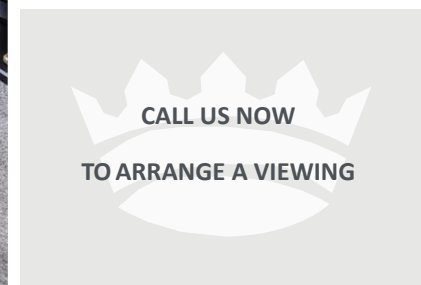




, Four Marks, Alton, Hampshire, GU34 5EY



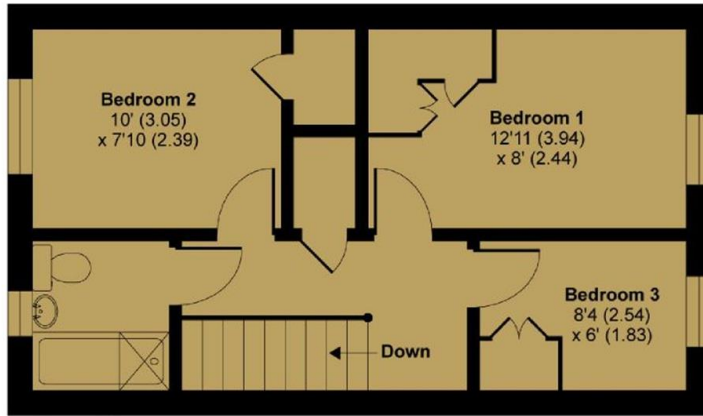
SPECIFICATION

Beautifully presented
Mid terraced
Three bedrooms
Versatile property
Modern fitted kitchen
Conservatory

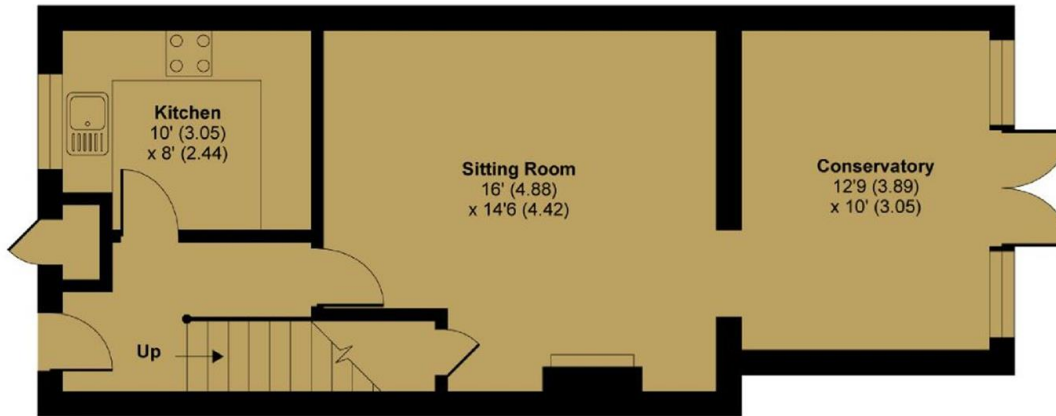
ACCOMMODATION

Absolutely beautifully presented three bedroom mid terrace home. This versatile property is ideal for either a family, first time buyer or investor. Stunningly decorated with great care and attention this is definitely an unpack and move straight in home. The property benefits from a light and airy modern fitted kitchen with integral appliances, along with the stylish, good sized sitting room that leads off to the conservatory with French doors leading to garden. The first floor offers two double bedrooms along with a single and the family bathroom. There is also a boarded loft with ladder. The private rear garden can be accessed via the conservatory and offers a low maintenance space, ideal for relaxing and alfresco socialising in the summer months. Residential parking.

TOTAL APPROX. GROSS INTERNAL FLOOR AREA 896 SQ FT 83.2 SQ METRES



FIRST FLOOR



GROUND FLOOR



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		92
(81-91)	B		
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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SITUATION

Four Marks is perfectly placed for all lovers of the great outdoors. Right on the edge of the rolling Downs and with a backdrop of ancient woodland, there are miles of bridleways to be explored on foot. The village has a good range of facilities including a primary school and church. The market town of Alton is just 6 miles away with the historic city of Winchester less than 15 miles distant.

LOCAL AUTHORITY

GUIDE PRICE

Asking Price £270,000

TENURE

Freehold



Your local multi-award winning agents



Disclaimer Property Details: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms' employment has the authority to make or give any representation or warranty in respect of the property.

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