



£ 695000

4 Bed House, Pyotts Copse, Old Basing, Basingstoke

Barons Estate Agents are delighted to offer to the market; this beautifully presented, bright and spacious family home in the ever-popular Pyotts Copse. Downstairs accommodation comprises an entrance hall, lounge, open plan kitchen/dining room with integrated appliances, electric Velux windows and Bi-Fold doors, a utility, a second reception room and cloakroom. Upstairs benefits from 4 well-proportioned bedrooms as well as a refitted family bathroom and refitted en suite. Other benefits include a detached double garage, parking for a number of cars as well as a landscaped, private enclosed rear garden with a bar. With the additional benefits of gas central heating and double glazing, viewings of this excellent property are advised by the vendor`s sole agents.

Location

Pyotts Copse is situated in the highly sought after Old Basing, the village benefits from local shops, schools, restaurants, and public houses. The village retains a wealth of character together with church and the historic Basing House. Neighbouring Basingstoke offers superb travel facilities, including M3, A30 access, mainline Railway Station giving access to London Waterloo in 45 minutes. More extensive shopping facilities are available in Festival Place, local retail parks and leisure facilities.

Tenure

Freehold

Council Tax

Band F

Extra Services

Barons Estate Agents will recommend the services of other businesses and may receive a referral fee in some instances where a

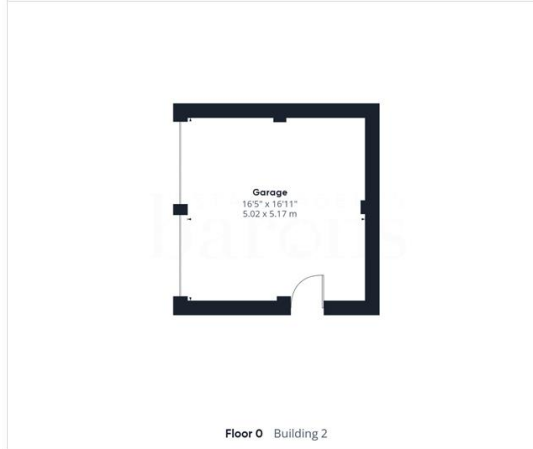
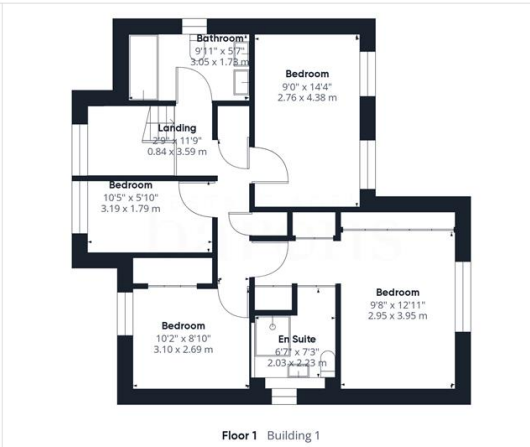
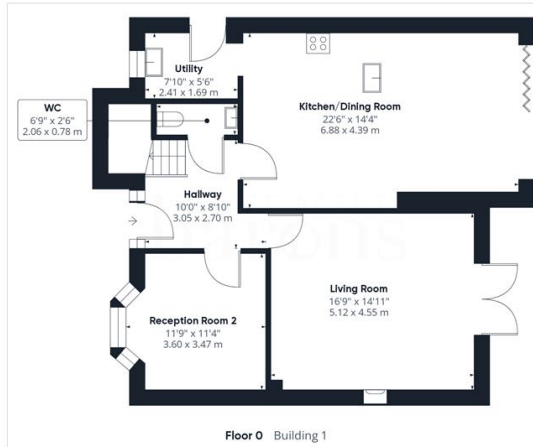
buyer or seller uses the services of that company.

▲ KEY POINTS & FEATURES

- ▲ Extended
- ▲ Open Plan Kitchen/Dining Room
- ▲ Detached Double Garage
- ▲ Rarely Available
- ▲ Second Reception Room
- ▲ Sought After Location
- ▲ Lounge
- ▲ Refitted En Suite & Refitted Family Bathroom







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Approximate total area⁽¹⁾
1816.84 ft²
168.79 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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