



**£ 525000**

**3 Bed House - Detached, Foxmoor Close, Oakley, Basingstoke**

This spacious, extended detached family home is located on a peaceful, sought-after lane in Oakley, offering a quiet setting with easy access to both the village centre and nearby countryside. Set on a private plot away from the main road, the property boasts generous space to the front and rear. Upon entering, you are welcomed into a hallway that provides access to most of the ground floor rooms, with a cloakroom located to the left. From here, you can enter the bright and airy lounge/dining room, featuring a front bay window, or head to the right towards the kitchen. The kitchen is equipped with a variety of wall and base units, countertops, and appliances, and opens up into a rear-facing family room or study. Patio doors connect this space to the outdoor terrace and garden. Adjacent to the family room is a utility room, complete with cupboards and appliances, plus integral access to the garage. Stairs from the hallway lead to the first-floor landing, which serves three bedrooms and a family bathroom. The master bedroom, situated at the rear of the property, is part of a two-story extension and includes an adjoining dressing room, creating an ideal main bedroom suite. There is potential to convert this area into a fourth bedroom, subject to planning approval, by adding a side-facing window and partitioning between the dressing room and the master. The property's gardens and grounds are a key feature, with a lawned area, raised borders, a pond, patio, and elegant rock and wall features. Additionally, there is a long, covered external storage area/potting shed running nearly the entire length of the property. The property also offers a garage with integral access from the home, plus off-road parking for several vehicles. Additional benefits include gas central heating (with a recently replaced boiler) and double glazing throughout. An early viewing would be strongly recommended by the vendor's sole agent.

## Location

Oakley Village is situated to the west of Basingstoke, and benefits from a country feel but retains all that's required for modern day living. The village benefits from a number of local shops, Infant and Junior schooling and 2 pubs/restaurants, yet is within 3 miles of Basingstoke, Festival Place, the mainline railway station and the M3 motorway.

## Tenure

Freehold

## Council Tax Band

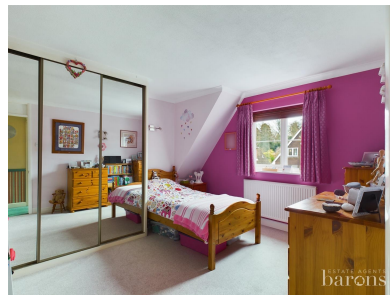
## Extra Services

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

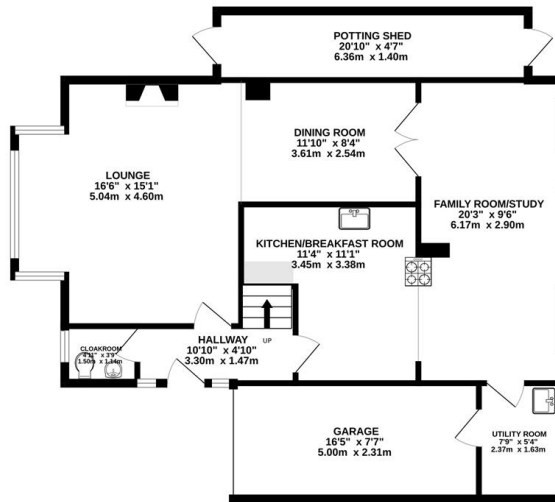
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|---------------------------------------------------|--------------------------------------------------------------|----------------------------------------------------------------------------|
| ■ Spacious, extended detached home                | ■ Three bedrooms/potential fourth bedroom                    | ■ Hallway with access to ground floor rooms and cloakroom                  |
| ■ Bright lounge/dining room with front bay window | ■ Kitchen with appliances, opening to rear family room/study | ■ Family room/study with patio doors to rear garden                        |
| ■ Utility room with access to garage              | ■ Master bedroom with dressing room                          | ■ Large garden, covered storage/potting shed, garage, and off-road parking |

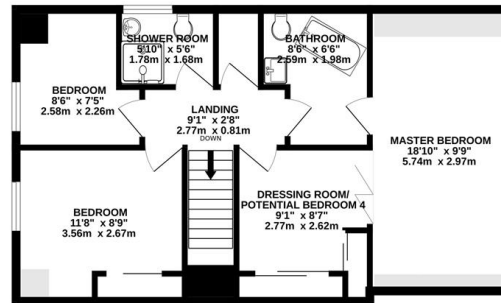




GROUND FLOOR  
966 sq.ft. (89.8 sq.m.) approx.



1ST FLOOR  
633 sq.ft. (58.8 sq.m.) approx.



TOTAL FLOOR AREA : 1600 sq.ft. (148.6 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>85</b>
(69-80) <b>C</b>	<b>73</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	