



Winterthur Way

Basingstoke RG21 7UQ

Description

Offered for sale with NO ONWARD CHAIN, this very large two bedroom apartment is set on the eight floor and offers stunning panoramic views out over the town and to the countryside beyond. It has a very handy location within easy walking distance of the town centre and Basingstoke's mainline train station with fast links into London Waterloo of about 45 minutes.

The main living space has high ceilings with the kitchen at one end and big picture windows at the other framing wonderful views to the south. The kitchen has integrated appliances including an electric hob, oven and fridge/freezer as well as space for a slimline dishwasher and washing machine (the current ones do not work).

There are two bedrooms with the largest being a good size double with an en-suite shower room and french doors out to a substantial west facing balcony and. There is also a separate bathroom.

There is one allocated underground parking space for this apartment with additional non-allocated visitor spaces.

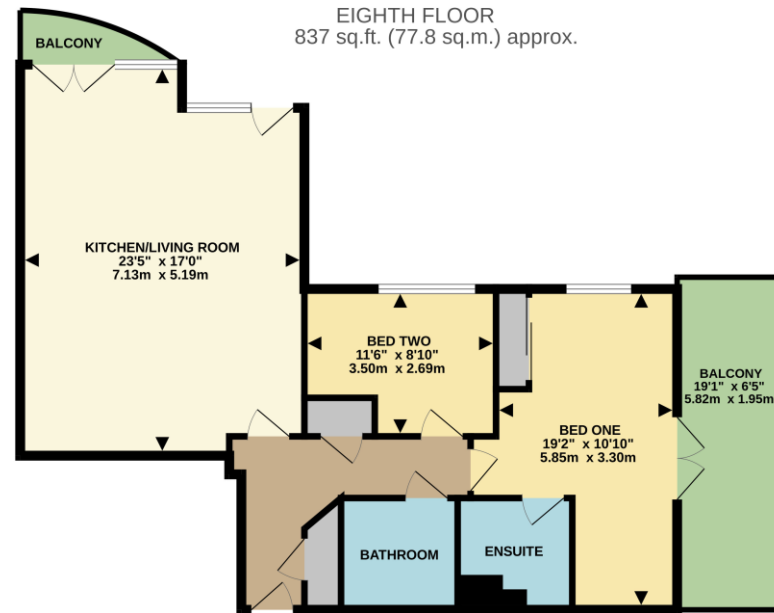


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Accommodation

Entrance hall
 Kitchen/living room
 Two bedrooms
 En-suite shower room
 Bathroom
 Two balconies
 Allocated parking
 Leasehold – 125 years from March 2003
 Ground Rent - £175 pa
 Service charge – approx. £2,500 pa

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TOTAL FLOOR AREA: 837 sq.ft. (77.8 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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