



£ 200000

2 Bed Flat, Basingfield Close, Old Basing, Basingstoke

Barons Estate Agents are pleased to offer this ground floor flat situated in Old Basing. The property has a communal entrance, entrance hall, 2 bedrooms, lounge / dining room, kitchen and bathroom. Outside there are communal gardens and allocated parking. There is also a green area for communal use. No Onward Chain.

Location

Basingfield Close is situated in the highly favoured village of Old Basing. The village benefits from local shops, schools, restaurants, and public houses. The village retains a wealth of character together with a church and the historic Basing House. Neighbouring Basingstoke offers superb travel facilities, including the M3, A30 access, and a 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

Leasehold.

103 years remaining

Ground rent £50 (2024)

Service charge £2376 (2025)

Council Tax Band

Band C

Extra Services

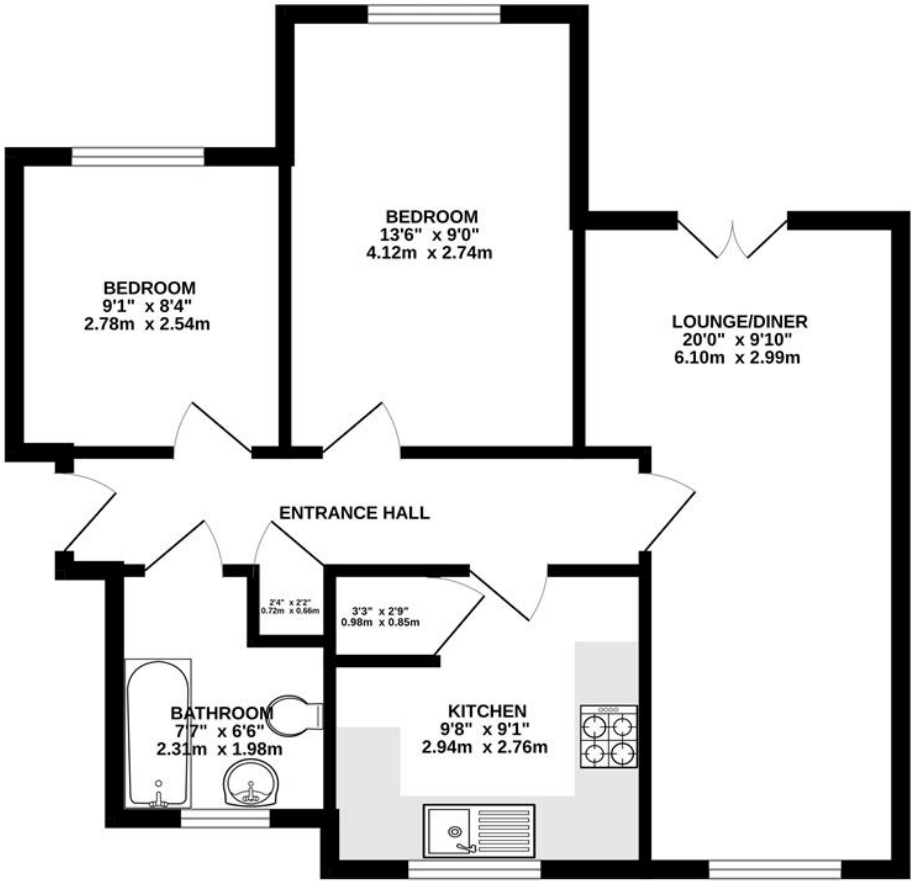
Barons Estate Agents will recommend the services of other businesses and may receive a referral fee in some instances where a buyer or seller uses the services of that company.

🏠 KEY POINTS & FEATURES

- | | | |
|------------------------|--------------------|-------------------|
| 🏠 2 Bedrooms | 🏠 Bathroom | 🏠 Kitchen |
| 🏠 Lounge / Dining Room | 🏠 Double Glazed | 🏠 Heating |
| 🏠 Allocated Parking | 🏠 Communal Gardens | 🏠 No Onward Chain |



GROUND FLOOR



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) A		
(81-91) B		
(69-80) C	71	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	