



SANDY LANE | FARNBOROUGH


**Platinum
Homes**
BY BRIDGES



The Property

Offered to the market for the first time since its construction in the 1960s, this hidden gem on the northwest side of Farnborough boasts an exceptional overall plot of 0.4 of an acre, giving ample scope for extensions/alterations (STPP). The property is presented in good decorative order throughout and has been well cared for by the second generation of this family and now available with no onward chain complications.

Accommodation of the property comprises an 'L' shaped living/dining room, kitchen, cloakroom, utility room and an integral garage. To the first floor there are four double bedrooms, a bathroom, and a further cloakroom.

Conveniently located for local schools, shops and amenities, the privacy the property affords to all sides is an unusual feature and would suit a growing family perfectly.



Outside

Adjoining the rear of the property is a sheltered area currently used as an outside barbeque area.

The garden is mainly laid to lawn with various outbuildings/sheds, some of which have power and lighting.

Offering a high degree of privacy to all sides with side access to the driveway parking, suitable for six to eight vehicles.



Features

- Four Double Bedrooms
- Detached House
- 0.4 Acre Plot
- 18' Integral Garage
- Driveway Parking
- 0.22 Acre Plot
- No Onward Chain
- EPC: E (52)
- Council Tax Band: F

Contact

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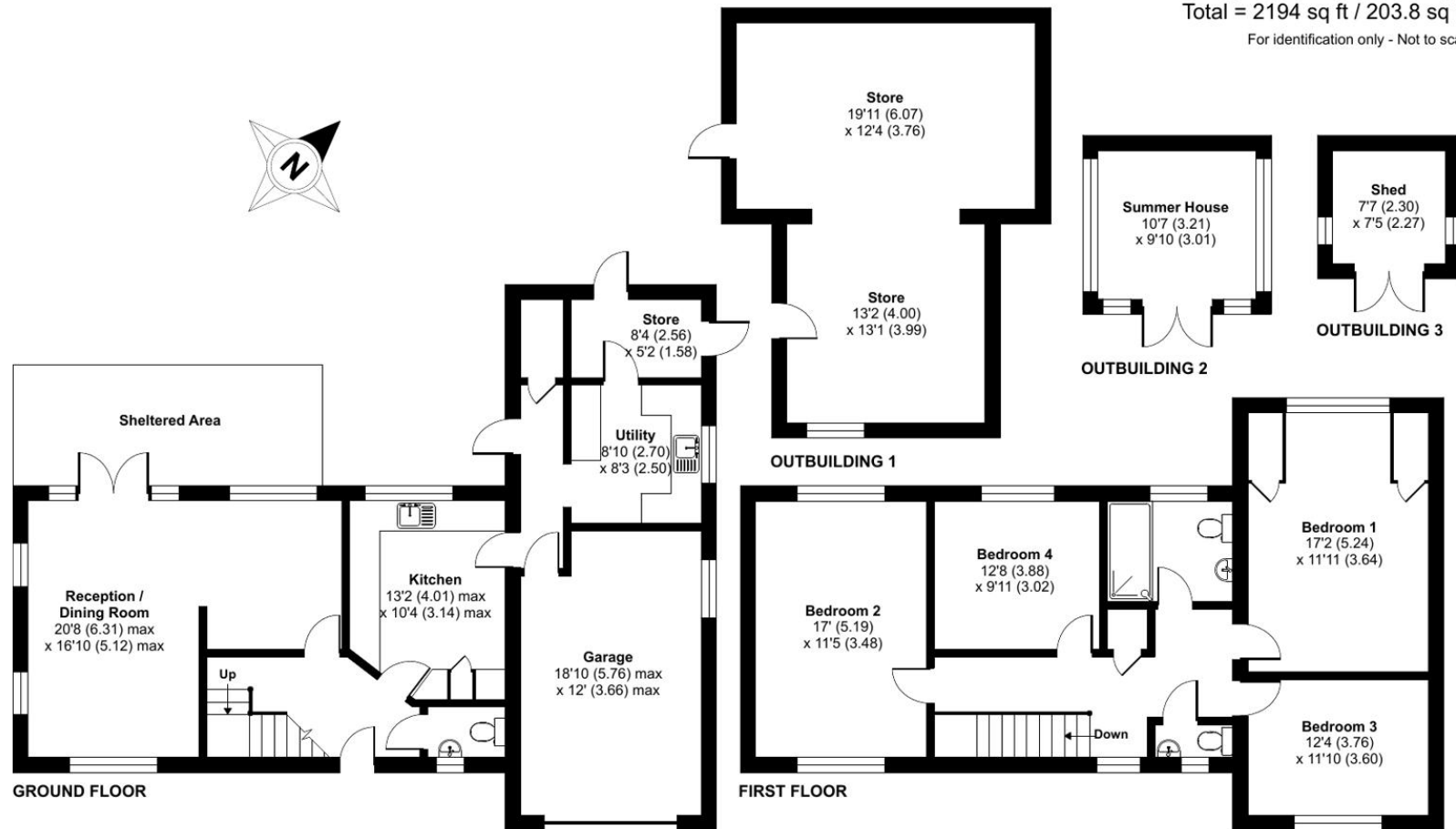
Sandy Lane, Farnborough, Hampshire, GU14

Approximate Area = 1604 sq ft / 149 sq m

Outbuildings = 590 sq ft / 54.8 sq m

Total = 2194 sq ft / 203.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Bridges Estate Agents Ltd (Platinum Homes). REF: 1088477



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