



HIGHFIELD AVENUE | ALDERSHOT


**Platinum
Homes**
BY BRIDGES



The Property

Offered to the market, for the first time since its construction, is this detached bungalow occupying an overall plot measuring a quarter of an acre.

Offering significant scope to extend, alter, expand, and develop (STPP), the flexible accommodation comprises a kitchen/dining room, two bathrooms, conservatory, and five rooms that could be used as bedrooms/reception rooms to suit the next owner.

Highfield Avenue is widely regarded as one of the premier locations with Aldershot and this particular property sits at the end of a private driveway, offering seclusion and tranquillity. All Hallows' School is less than a mile away and Aldershot mainline station is circa 0.6 miles from the property.



Outside

Highfield Avenue occupies a superb plot with a south facing private rear garden, and the grounds of this property are a real selling point.

To the front there is tarmac driveway parking with space for half a dozen vehicles and a detached garage, approached via a five bar gate.

The carport has further parking space for two vehicles. There is additional parking space located within the side area beside the easterly facing brick wall for another two vehicles.



Features

- Three Bedrooms
- Two Reception Rooms
- Private Driveway Parking
- 0.25 Acre Plot
- Scope to Extend (STPP)
- Sought After Location
- Walking Distance to the Mainline Station
- EPC: D (65)
- Council Tax Band: E

Contact

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Denotes restricted
head height

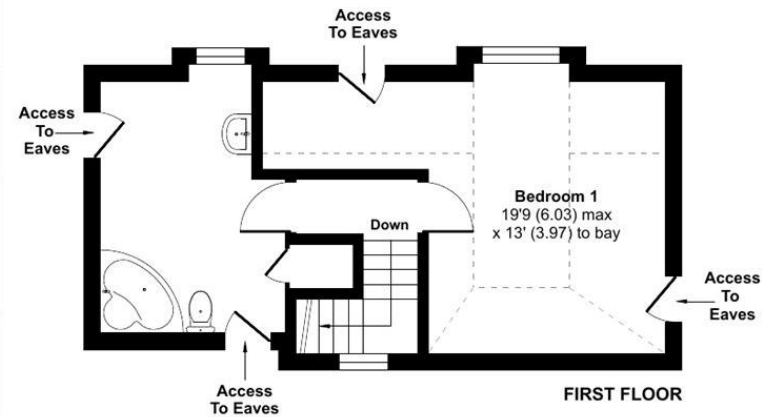
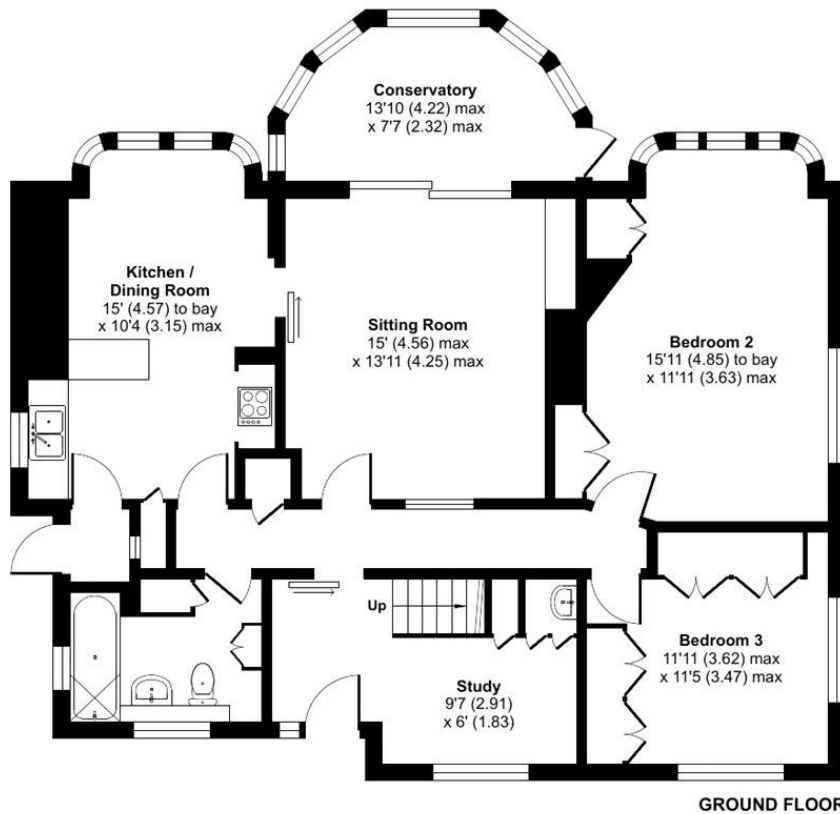
Highfield Avenue, Aldershot, GU11

Approximate Area = 1406 sq ft / 130.6 sq m

Limited Use Area(s) = 118 sq ft / 11 sq m

Total = 1524 sq ft / 141.6 sq m

For identification only - Not to scale



**Certified
Property
Measurer**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2024.
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