



Two Bedroom Apartment

Sherborne St. John, Basingstoke, Hampshire, RG24 9LS

Price: £210,000

- Two Bedrooms
- First Floor Apartment
- Separate Kitchen
- Countryside Views
- Village Location
- Estimated Rental Figure: £1,300pcm
- Lease: Approx. 81 Years
- EPC: C (78)



Description

Situated in the sought after village of Sherborne St. John, this rarely available two bedroom apartment benefits from a private south west facing garden and enjoys far reaching views across open farmland. The accommodation includes a living room, separate kitchen, bathroom, and two bedrooms. One of the bedrooms has been partitioned to create an additional room, currently used as a bedroom. However, due to building regulations, this space must be marketed as a study, playroom, or dressing room. The partition could easily be removed by the next owner if preferred, restoring the room to its original size. The layout is flexible, with the apartment originally designed to have the bigger bedroom as the living room, and the current living room as a bedroom. This property represents an excellent opportunity for first time buyers or investors alike.

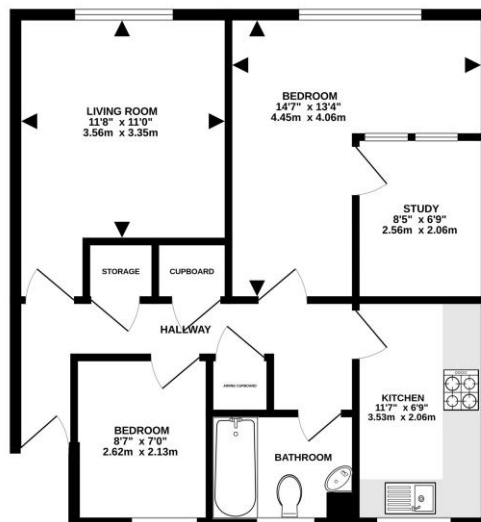
Outside

Sherborne St. John offers easy access to local schools, village store plus many other amenities, including The Swan public house and restaurant. The A340 to Tadley, and A339 to Newbury and M3 junction 6 are all within a short drive, making the village accessible to various towns. There is also a regular bus service. Basingstoke town centre offers Festival Place Shopping Centre and main line railway station with a fast train into London Waterloo taking approximately 45 minutes.

To view the Material Information Certificate for this property please click [Here](#) or contact us to request a copy.

Floorplan

FIRST FLOOR



Whilst every effort 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 guidance 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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TO ARRANGE A VIEWING PLEASE CONTACT:
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