

£185,000 Leasehold

Calloway House, Coombe Way, Farnborough, Hampshire GU14 7FT



- First Floor (building has a lift)
- Dual Aspect Reception Room
- Balcony
- Parking Space
- Approx. 507 Sqft Gross Internal Area
- Open-Plan Kitchen
- Communal Garden
- Minutes from Farnborough Station

GENERAL DESCRIPTION

No Onward Chain. A well-proportioned and smartly-presented flat featuring a spacious, dual-aspect reception room with attractive flooring and open-plan kitchen area. A sliding door leads out onto a west-facing balcony with a leafy aspect. There is a good-sized bedroom and a stylish, naturally-lit bathroom. Well insulated walls and modern double glazing make for a good energy-efficiency rating. Coombe Way is close to the town centre so there are supermarkets and numerous other shops within easy reach. The property comes with use of an allocated parking space plus Farnborough Railway Station, for trains to Basingstoke, Portsmouth Harbour or London Waterloo, is only a few minutes walk away. Alternatively Farnborough North Station offers services between Reading and Gatwick Airport.

Tenure: Leasehold (125 years from 29/09/2007).

Service Charge: £226.38 per month (subject to annual review).

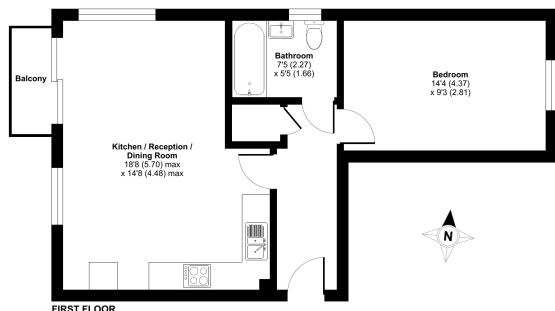
Council Tax: Band B, Rushmoor Borough Council.

Please Note: This property is currently part-owned by A2Dominion Housing Association but is offered as a 100% open-market sale. Upon completion, the full leasehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone. Pets not permitted (except assistance animals).

Coombe Way, Farnborough, GU14

Approximate Area = 507 sq ft / 47.1 sq m
For identification only - Not to scale



FIRST FLOOR

Plan produced in accordance with RICS Property Measurement 2nd Edition.
Incorporating International Property Measurement Standards (IPMS Residential). ©Urbanmoves 2025.
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DIMENSIONS

FIRST FLOOR

Entrance Hallway

Reception

18' 8" max. x 14' 8" max. (5.70m x 4.48m)

Balcony

7' 8" x 3' 3" (2.34m x 0.99m)

Kitchen

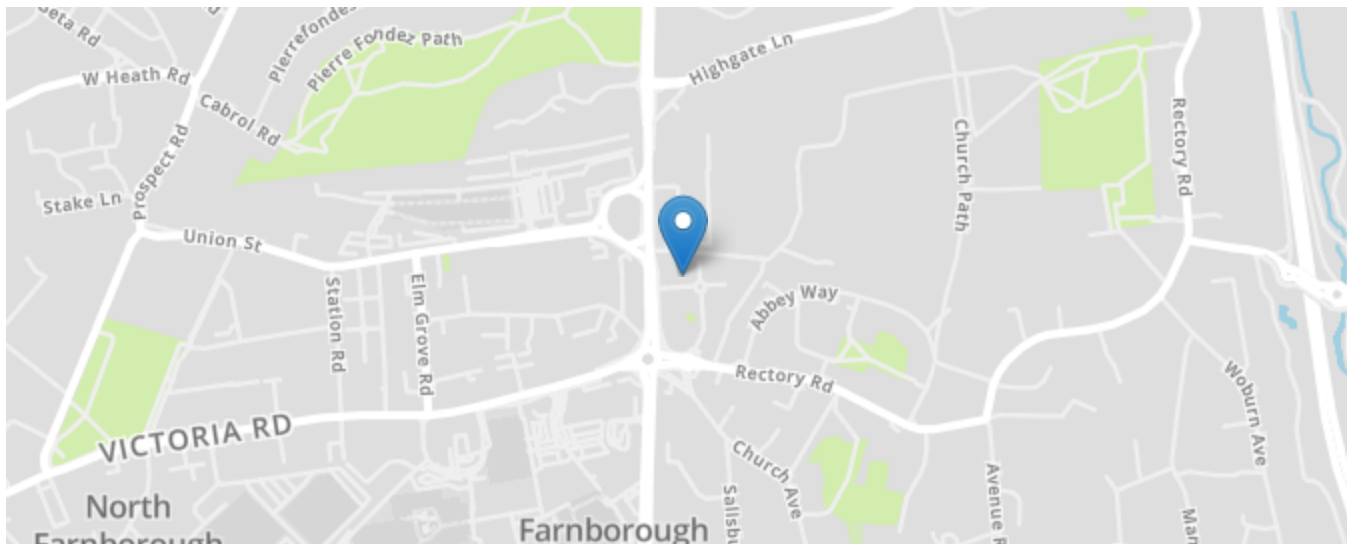
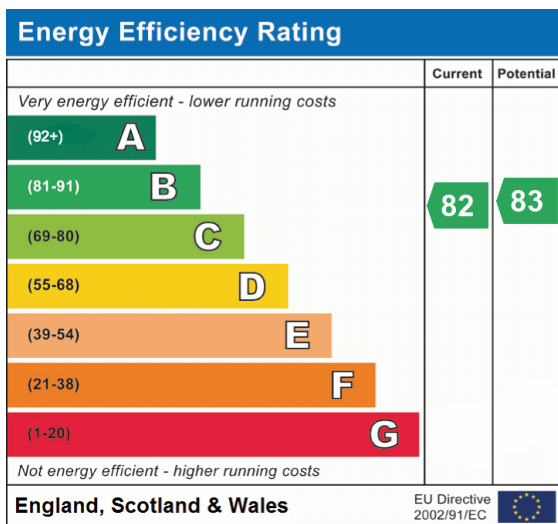
included in reception measurement

Bedroom

14' 4" x 9' 3" (4.37m x 2.81m)

Bathroom

7' 5" x 5' 5" (2.27m x 1.66m)



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.