Three Bedroom Family Home

Dragons Way, Church Crookham, Hampshire

McCarthy Holden

www.mccarthyholden.co.uk

A three bedroom property offered for sale in excellent decorative order, situated on the popular Crookham Park development.

Accommodation comprises; living room with French doors to rear garden, kitchen/breakfast room and a cloakroom to the ground floor. With three bedrooms (master with en-suite shower room) and a family bathroom to the first floor. The wall between bedroom one and three has been partly take out to use as a dressing room but can be converted back if required.

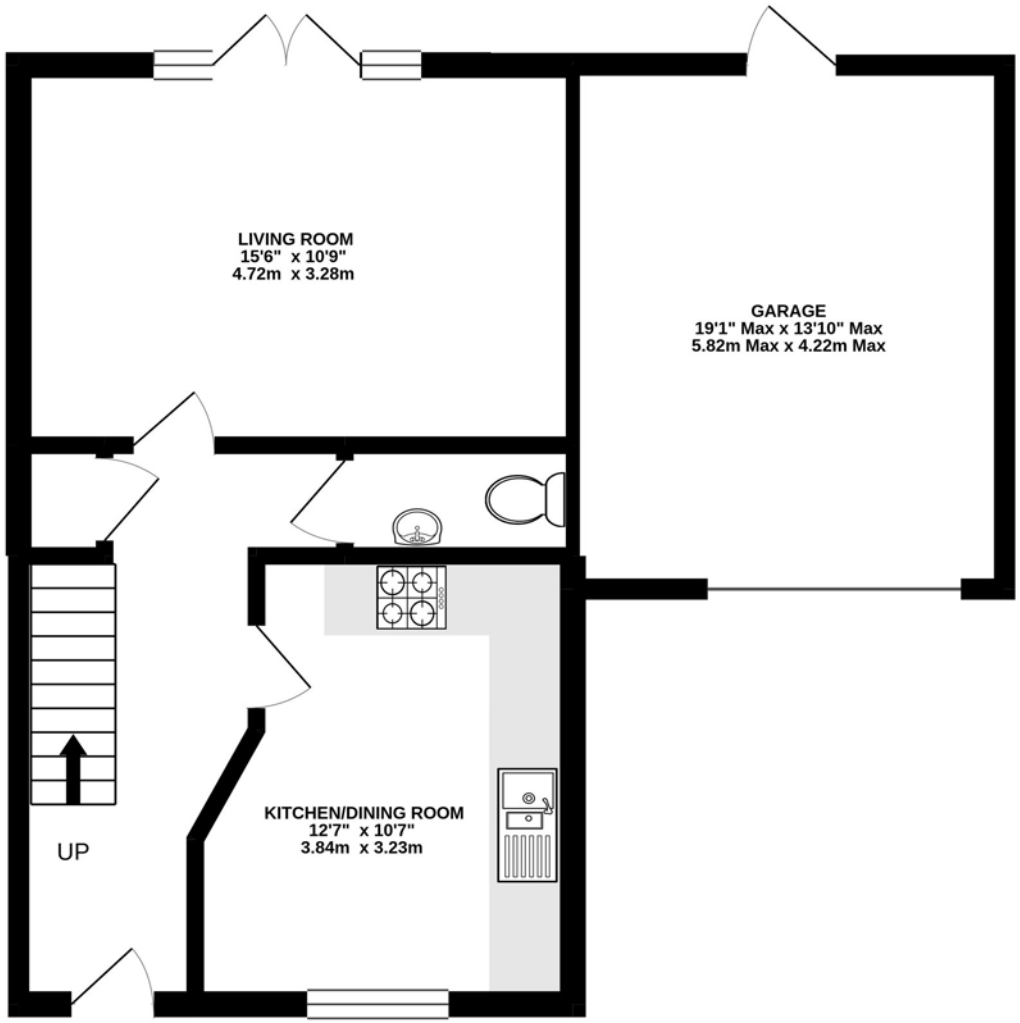
The enclosed rear garden is laid to lawn with patio area and gate giving access to the front of the property. The front garden is laid to deocrative stone with driveway providing off-street parking leading to a garage (currently being used as a home gym)

Crookham Park boasts a variety of open space, children play areas and SANGS land leading to the village of Ewshot. In addition there is a Sainsburys local and infant school.

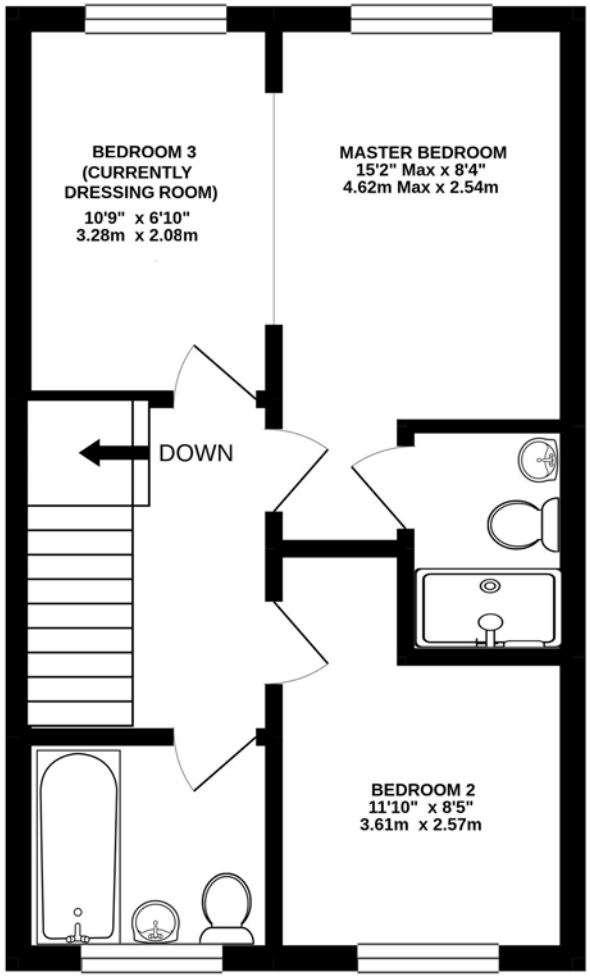
Fleet and Farnham are both within easy access and offer extensive shopping and leisure facilities as well as infant, junior and senior schools, churches of various denominations and health care services. Both towns have mainline railway stations offering regular services to London Waterloo.

Stand Tall
Dream Big
Be Brave

Forever
my Sister
and Always
my Friend



GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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 illustrative 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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If there is any point which is of particular importance to you we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

Directions - Postcode GU52 8DS

Please contact McCarthy Holden for detailed directions

Fixtures and fittings: All items of fixtures and fittings, including but not exclusively carpets, curtains/blinds, light fittings, kitchen equipment generally and garden ornaments etc. are specifically excluded unless mentioned.

Viewing
Telephone sole agents
McCarthy Holden: 01252 620640

Services
Mains, electric, water, drainage
Council tax currently band D
EPC Rating: B (89)

Local Authority
Hart District Council
Tel: 01252 622122

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