

Churchill Place  
Churchill Way  
Basingstoke  
Hampshire  
RG21 7AA

Offers in Excess of £125,000

bettermove 

# Churchill Way Basingstoke

Bettermove are proud to present this 1 bedroom studio apartment in Basingstoke available with no forward chain and welcoming cash buyers only.

The property benefits from double glazing, electric heating throughout and has off street parking available via a secured underground designated parking space. There is a 24 hour concierge in the grand foyer available. The council tax band is B.

The property is tenanted and will be sold with tenants in situ for immediate investment - rental yields can be obtained through Bettermove.

This is a leasehold property with 145 years remaining on the lease; the ground rent is £350 per annum and the service charge is £2,284.52 per annum. The EWS1 has been granted.

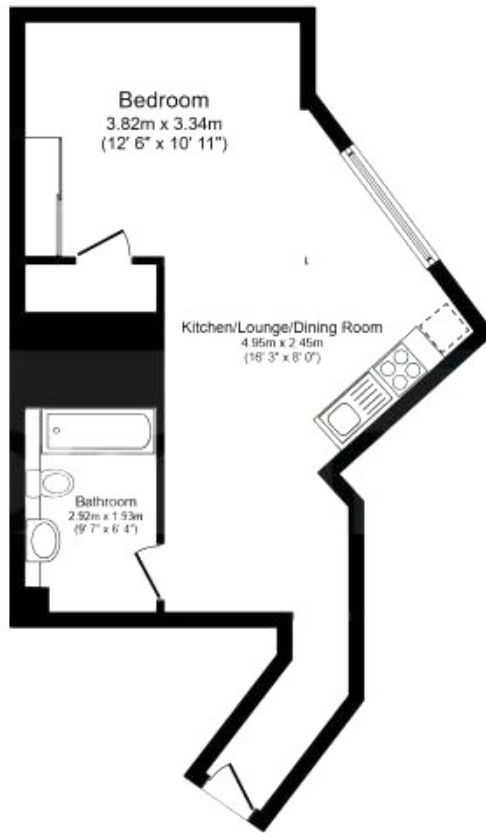
Situated in the prestigious and luxury new development of Churchill Place this property benefits from having a large double bedroom space, large living space, brand new kitchen, bathroom and new carpets fitted.

Located in the popular town of Basingstoke, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs and a direct walkway into Festival Place shopping centre. Excellent transport connections can be found from Basingstoke Train Station, the M3 and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe. Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs. The exclusivity fee is returned to you upon successful completion of the property.





## Floor Plan

Total floor area 44.0 sq. m. (474 sq. ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Romans. Powered by www.focalagent.com

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>65</b>	<b>65</b>
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

20-22 Bridge End, Leeds, LS1 4DJ  
t: 0330 004 0050 e: hello@bettermove.co.uk  
[www.bettermove.co.uk](http://www.bettermove.co.uk)