



35 Brand House, Coombe Way, FARNBOROUGH, Hampshire

£185,000 Leasehold

JIGSAW ESTATES HAMPSHIRE are delighted to offer to the market this apartment offered for sale with no onward chain and within walking distance of Farnborough town centre and Farnborough Main station which offers a number of fast services to London.

The apartment is situated on the first floor, which can be accessed via the lift, and is tucked back away from the Farnborough Road with the benefit of floor to ceiling windows in the lounge/dining room. The kitchen is fully fitted with an opening through to the lounge /dining room. The main bedroom is a generous size and there is also a bathroom. The entrance hall is welcoming and there is an airing cupboard which houses a pressurised hot water cylinder.

LEASE INFORMATION: -

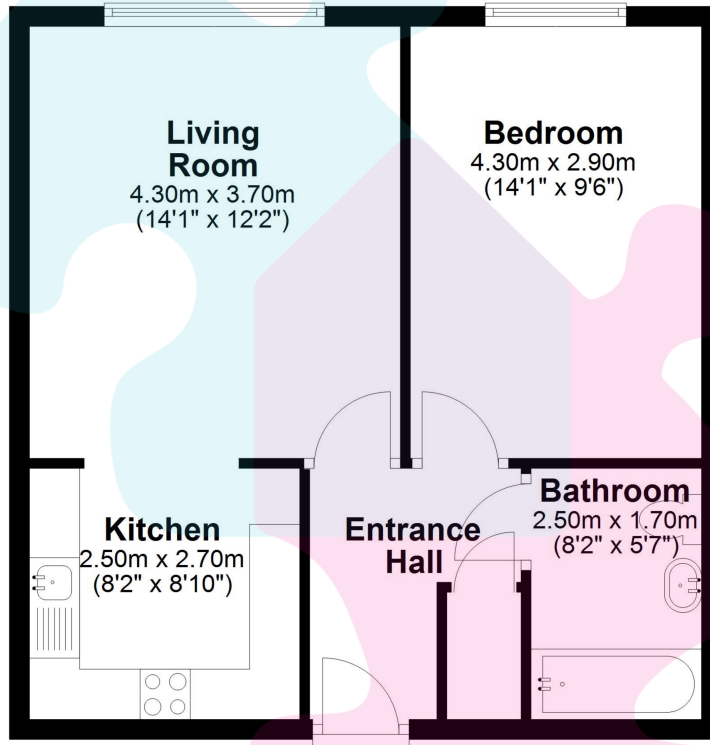
Lease = 125 year lease from 2009 (approx, 109 years remaining)



- WALKING DISTANCE OF FARNBOROUGH MAIN
- NO ONWARD CHAIN
- LARGE FULLY FITTED KITCHEN
- COUNCIL TAX BAND = B
- WALKING DISTANCE FROM TOWN CENTRE
- SPACIOUS LIVING/DINING ROOM
- GENEROUS BEDROOM

First Floor

Approx. 46.3 sq. metres (497.9 sq. feet)



Total area: approx. 46.3 sq. metres (497.9 sq. feet)

Floorplan is for illustration purposes only. All measurements are approximate and should be verified. Total Floor Area includes any garages, outhouses or ancillary buildings shown on the floorplan.
EPC and Floorplan prodced by WWW.G-Whis.net
Plan produced using PlanUp.

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