



Right Choice Estate Agents are delighted to offer to the market this four bedroom semi detached family home in the popular area of Sherfield Park.

The ground floor benefits from an entrance hallway, kitchen/dining room, living room and w/c.

The first floor offers four bedrooms with the master benefiting from an en-suite shower room and a family bathroom.

Additional features include gas central heating, double glazing, private enclosed rear garden, garage & driveway parking.

Location: Sherfield Park is a highly sought-after residential development situated just north of Basingstoke, offering the perfect balance of contemporary living and community charm. Built with families and professionals in mind, this vibrant neighbourhood features a mix of stylish homes, well-kept green spaces, and convenient amenities.

Residents enjoy excellent local facilities including a community centre, nursery, play parks, and easy access to shops and supermarkets. For commuters, Sherfield Park offers fantastic transport links with quick access to the A33, M3, and Basingstoke railway station, making travel to London and Reading effortless.

With countryside walks on your doorstep and the bustling town centre just a short drive away, Sherfield Park offers the best of both worlds – modern living in a welcoming, well-connected community.

Tenure: Freehold

Local Authority: Basingstoke & Deane Borough Council - Band E

Viewing Details: Strictly by appointment only. Please Contact Right Choice Estate Agents

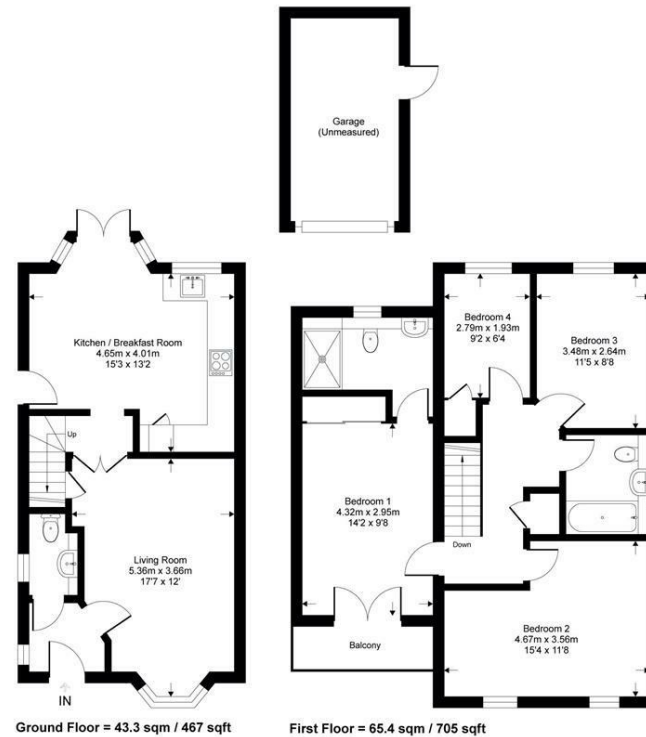




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
	EU Directive 2002/91/EC	

Avington Way

Approximate Gross Internal Area = 108.8 sq m / 1172 sq ft (excludes garage)



Whilst every attempt has been made to ensure the accuracy of the floor plan 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.



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