



\*No Onward Chain\* Right Choice Estate Agents are delighted to offer to the market this beautifully presented detached bungalow in the highly desirable area of Oakley. The property offers an entrance hallway leading to a living room, kitchen, shower room, and two bedrooms, one of which is currently being used as a dining room. Additional features include a private rear garden, garage & driveway parking.

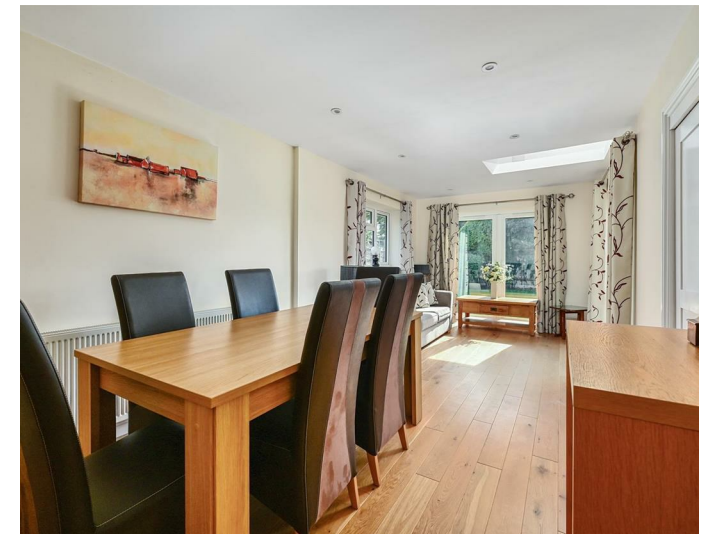
Location: Oakley, Basingstoke is a sought-after Hampshire village offering the best of countryside living with excellent access to town amenities. Known for its welcoming community, charming local pub, highly regarded primary school, and scenic walks, Oakley is perfect for families and professionals alike. With Basingstoke town centre and rail links to London just minutes away, it combines rural charm with modern convenience.

Tenure: Freehold

EPC Rating: D

Local Authority: Basingstoke & Deane Borough Council - Band D

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

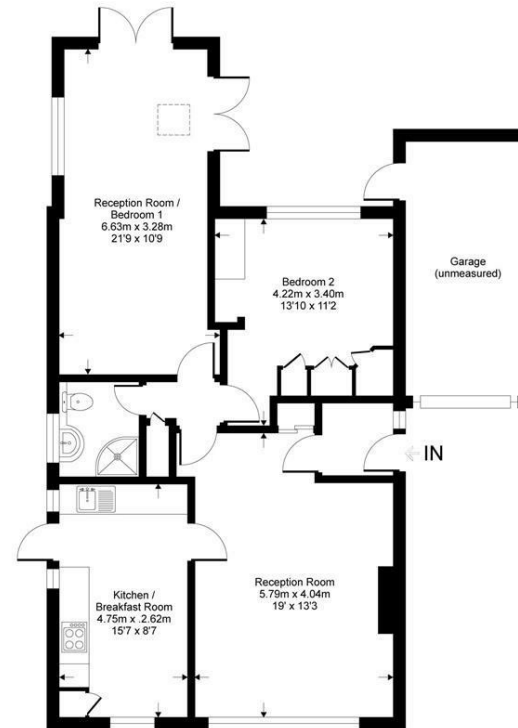




Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		61	77
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

### Hunters Close

Approximate Gross Internal Area = 79.2 sq m / 853 sq ft (excludes garage)



Ground Floor = 79.2 sqm / 853 sqft

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.



We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. It is the responsibility of your appointed legal representative to ensure all relevant documentation is present and the property is suitable for purchase. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

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