

Flat 4, Elmsleigh Court Elmsleigh Road, Farnborough, GU14
Asking price £225,000



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Farnborough, GU14 0ES

- Two bedroom first floor flat
- Spacious and bright lounge/dining room
- Two well-proportioned bedrooms
- Parking
- Presented in excellent decorative condition throughout
- Modern fitted kitchen with excellent storage and worktop space
- Bright, neutrally presented bathroom
- Convenient location for Farnborough town centre and Farnborough Main railway station

This beautifully presented two bedroom first floor flat offers considerably more space than you might expect, together with parking and an ultra-convenient Farnborough location.

Presented in excellent decorative condition throughout, it is a home that buyers can simply move into and enjoy.

At the heart of the property is an impressive double aspect lounge/dining room. Generous proportions provide plenty of room for both relaxing and entertaining, while excellent natural light gives the room an open and welcoming feel.

The modern kitchen provides an excellent amount of cupboard and worktop space, with a clean contemporary finish and a practical layout that works perfectly for everyday living.

Both bedrooms are well proportioned. The principal bedroom comfortably accommodates substantial bedroom furniture, while bedroom two offers excellent flexibility as a bedroom, guest room or home office.

The bathroom is bright, fresh and neutrally presented, completing an extremely well-kept interior.

Outside, parking and a communal garden provides further everyday convenience.

Elmsleigh Court occupies an extremely convenient position, with Farnborough town centre, local amenities and Farnborough Main railway station all readily accessible. The station is approximately 0.8 miles away.

For first-time buyers, commuters, downsizers or investors looking for a spacious and move-in-ready home, this is one that should be firmly on the viewing list. Furthermore the property is being sold with a new 125 year lease.



Entrance Hall

Lounge/Diner

15'2x13'10 (4.62mx4.22m)

Kitchen

14'10x5'9 (4.52mx1.75m)

Bedroom One

13'x11'7 (3.96mx3.53m)

Bedroom Two

11'7x11'6 (3.53mx3.51m)

Bathroom

Outside

Mature trees and planted borders frame the setting of the communal garden, giving the area a pleasant residential feel while still being moments from key transport links. Allocated parking is positioned within a private residents' area, offering convenience and peace of mind.

Parking





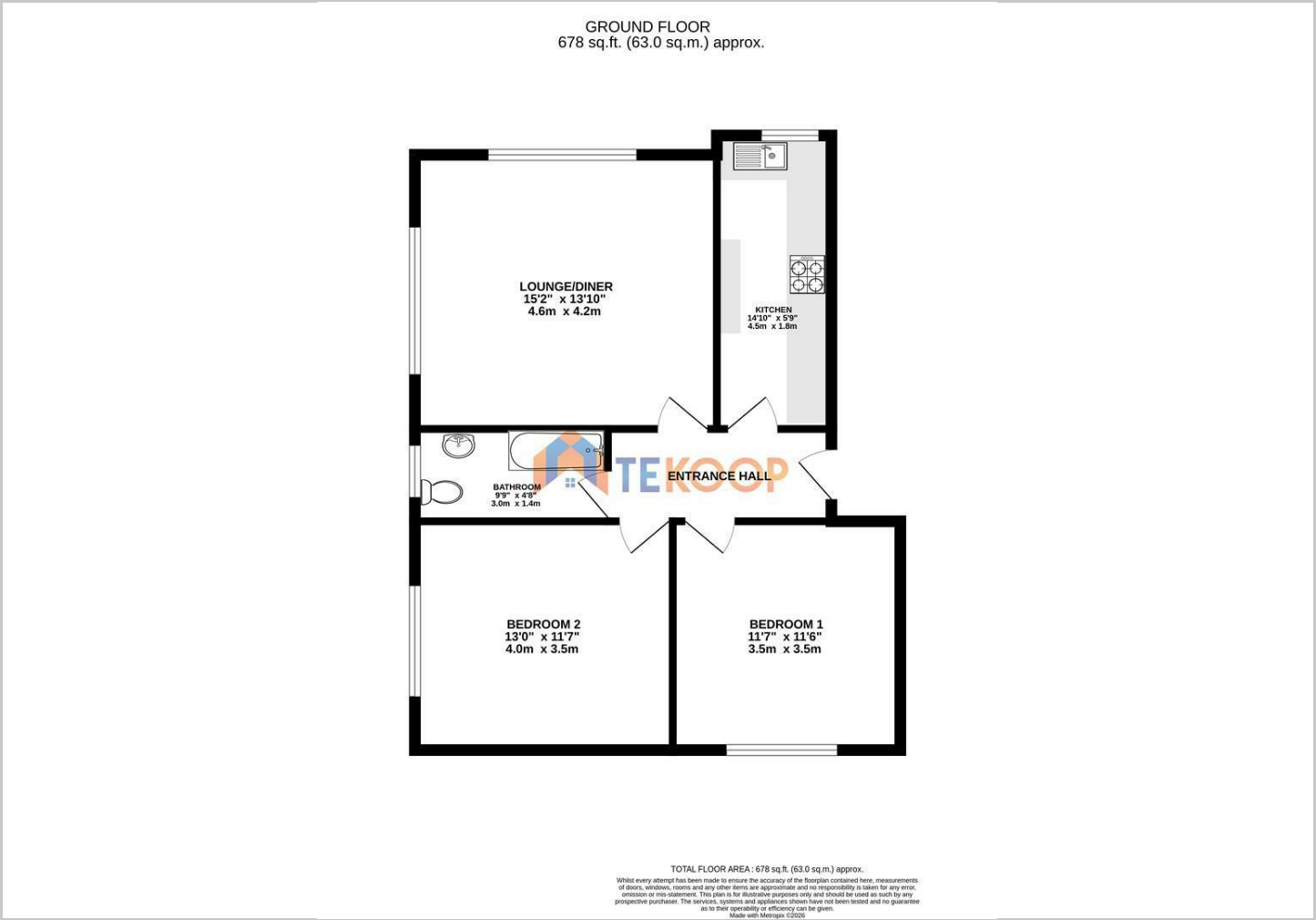
Directions

Try "WHAT THREE WORDS" Every 3 metre square of the world has been given a unique combination of three words. Used for e-commerce and delivery, navigation, emergencies and NOW ESTATE AGENCY. If you are struggling to find this property - Use What Three Words on your phone or tablet and type; [///visa.sharpness.rockets](https://www.what3words.com/visa.sharpness.rockets)





Floor Plans



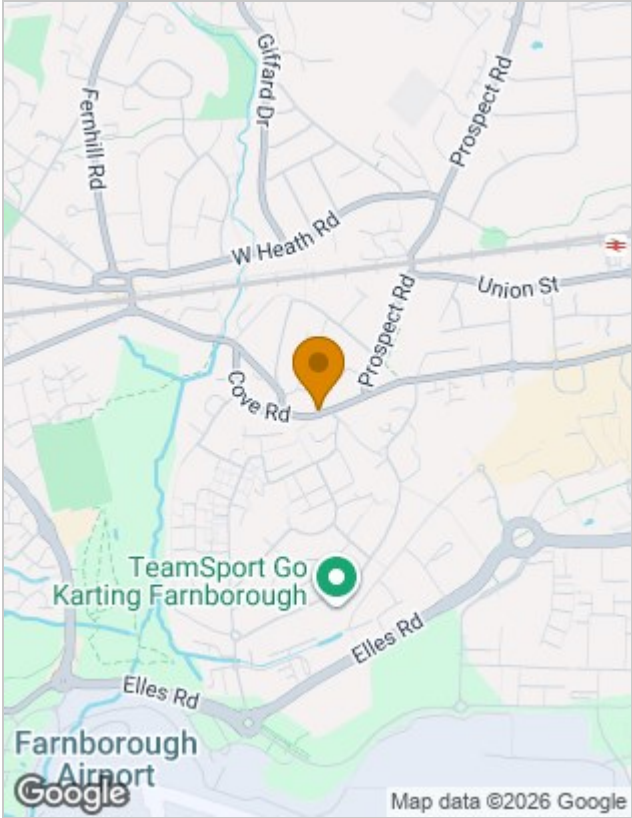
Viewing

Please contact our TE KOOP Office on 01252 561000 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

