
Jeffries & Dibbens
estate and letting agents
£124,000
Nicholson Way,
Berewood, PO7 3DN

PROPERTY SUMMARY

SHARED OWNERSHIP. Jeffries & Dibbens Estate agents are delighted to offer for sale this 2 bedroom mid terrace shared ownership property in Berewood. The property has a full market value of £310,000 and a share of 40% is available to purchase for £124,000. The residual rent based on a 40% share is £426.25 pcm. Building insurance is approx. £250 pa. The property has a fully fitted kitchen, modern bathroom suite, landscaped rear garden and parking.

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ENTRANCE HALL Door to front aspect, radiator, under stair cupboard, stairs to first floor, entrance to kitchen, doors to W.C and lounge.

KITCHEN 9' x 8' 6" (2.74m x 2.59m) Window to front aspect, range of fitted cupboards, units and work surfaces, 1 1/2 bowl sink unit with mixer tap, integrated oven, hob, extractor, fridge, freezer, washing machine and dishwasher, concealed boiler, tiled flooring, spot lighting.

WC Extractor fan, radiator, hand wash basin, W.C, tiled flooring, spot lighting.

LOUNGE/DINER 15' 01" x 15' (4.6m x 4.57m) Window and door to rear garden, radiator.

FIRST FLOOR Radiator, access to loft, airing cupboard, doors to:

BEDROOM 1 15' 1" x 12' 11" (4.6m x 3.94m) Twin windows to rear aspect, radiator, fitted wardrobes.

BEDROOM 2 14' 10" x 7' 10" (4.52m x 2.39m) Window to front aspect, radiator.

BATHROOM Twin windows to front aspect, heated towel rail, panelled bath with shower over, hand wash basin, W.C, storage cupboard, tiled flooring, spot lighting.

OUTSIDE Front - Area laid to stone chippings.

REAR GARDEN Artificial lawned area, patio area, gated rear access, outside tap and light.

PARKING Driveway providing off road parking for 1 car.

GROUND FLOOR

1ST FLOOR



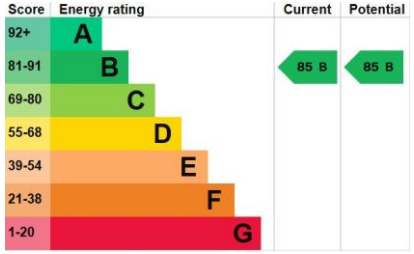
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Winchester City Council

TENURE
Leasehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

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