RightChoice
ESTATE AGENTS

01256 588771

rightchoiceestateagents.co.uk



Summerlea Court, Herriard, RG25 2PN

£375,000 Freehold

RightChoice
ESTATE AGENTS

No Onward Chain Right Choice Estate Agents are delighted to offer to the market this modern family home in the popular village of Herriard.

The ground floor entrance hallway leads into an open plan living/kitchen area with solid worktops and integrated appliances ideal for entertaining, a second reception room, utility cupboard and a w/c.

The first floor has three bedrooms, the master with en suite, and a family bathroom.

Additional features include an enclosed front garden and two allocated parking spaces.

Location: Herriard is a picturesque Hampshire village located just south of Basingstoke, offering a tranquil rural lifestyle surrounded by rolling countryside and open farmland. Known for its charming character and strong community feel with a Farm shop/Cafe, village hall, and scenic walking routes, making it ideal for those seeking a peaceful setting.

Despite its countryside appeal, Herriard remains conveniently positioned for access to Basingstoke town centre, providing a wide range of shopping, dining, and leisure facilities, along with mainline rail services to London. This combination of rural charm and accessibility makes Herriard a highly desirable location for families, commuters, and those looking to enjoy village living.

Tenure: Freehold

Estate Charge - tbc

Local Authority: Basingstoke & Deane - Band D

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







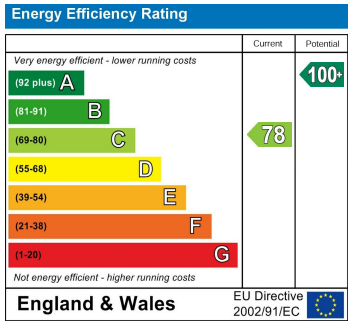












Summerlea Court

Approximate Gross Internal Area = 108.5 sq m / 1168 sq ft



Ground Floor = 54 sqm / 582 sqft

First Floor = 54.4 sqm / 586 sqft

Whilst every attempt has been made to ensure the accuracy or 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.

RightChoice

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.
Right Choice Estate Agents is a trading name of Right Property Choice Limited, 72 Beecham Berry, Basingstoke, Hampshire, England, RG224QN, Registered No: 14505100