



29 Ramsdell Road, Fleet
Fleet

McCarthy
Holden

Guide Price £525,000



29 Ramsdell Road

Fleet

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C





Property

This impressive four bedroom family home, situated within the highly sought-after Elvetham Heath development, offers a superb blend of modern living and versatile accommodation across three floors.

Ground Floor

Upon entering the home, you are welcomed by an inviting entrance hall that sets the tone for the rest of the property. This leads through to the ground floor bedroom and shower room with a separate utility room and access to the garage.

First Floor

The spacious kitchen breakfast room with front aspect windows and a generous range of base and eye level units with integrated dishwasher and space for range cooker and American fridge/freezer.

Second Floor

The second floor offers two spacious double bedrooms and an additional single bedroom, bedrooms one and two featuring built-in wardrobes. Bedroom One also enjoys the benefit of an en-suite shower room, while the other bedrooms are served by a well-appointed family bathroom with Jack and Jill access to bedroom two.

External

The rear garden offers a generous outdoor space, thoughtfully designed to include a patio area ideal for outdoor seating and entertaining, alongside a lawn area. A gate at the rear of the garden provides convenient access to the rear of the property. To the front of the property is driveway parking for two vehicles leading to the up and over garage door.

Location

Elvetham Heath is a vibrant development offering a wide range of amenities, including a supermarket, primary school, church and public house. The local community enjoys a variety of activities and facilities, such as a children's playground, football pitch, as well as organised cycling and running clubs.

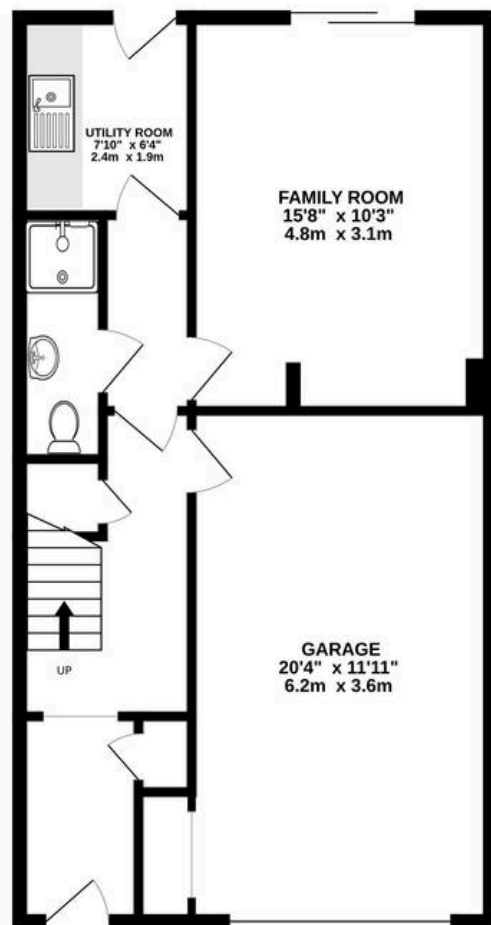
Hart District Council Tax Band – F

EPC – C

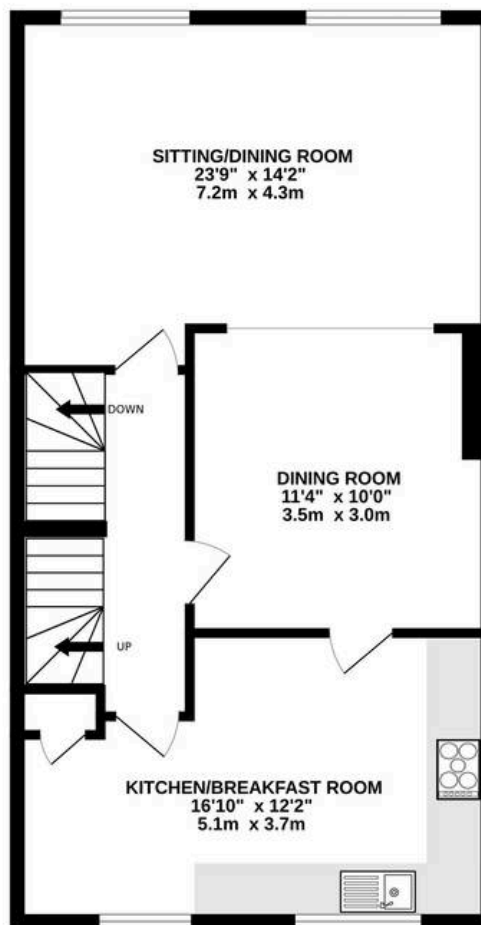




GROUND FLOOR
671 sq.ft. (62.4 sq.m.) approx.



1ST FLOOR
668 sq.ft. (62.0 sq.m.) approx.



2ND FLOOR
673 sq.ft. (62.6 sq.m.) approx.



TOTAL FLOOR AREA : 1847sq.ft. (171.6 sq.m.) approx.

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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McCarthy Holden Fleet

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