

27 Gaskell Court

Thornton End, Holybourne, Alton, Hampshire, GU34 4HF

Price £68,000

wpr



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Price £68,000 Leasehold

- Favoured village location
- Alton station within 1 mile
- Winchester within 19 miles
- Farnham within 8.7 miles

A remarkably keenly priced first floor apartment set at the end of this favoured age-restricted development.

- Combined living dining room
- Double bedroom
- Fitted kitchen
- Access to loft
- Installed shower room
- Inner hall with airing cupboard
- Well tended communal grounds & facilities

DESCRIPTION

The property is a first floor age-restricted flat set in a well regarded retirement development. The communal grounds at Gaskell Court are noted for being well tended and generous. The apartment is in reasonable condition throughout and benefits from having a full shower instead of the standard bath.



LOCATION

Gaskell Court is a dedicated retirement scheme of varying sized apartments adjoining Thornton End, a close of bungalows and houses on the Alton side of Holybourne, a traditional Hampshire village. The immediate neighbourhood includes bus stops, Holybourne Theatre and within 0.6 mile, Aldi and Wickes stores. Lying within 1.25 miles north east of Alton's historic town centre, the village has a general stores/post office, the Church of the Holy Road, a village hall, pond, inns, primary and senior schools, a cricket pitch with a social club and play park and a nursing home. There are historic connections with Roman times, and footpaths lead across the Wey Valley and also onto the North Downs. The A31 Winchester-Guildford axis is within 0.6 mile. Alton, an old market town, has major shops including stores, a station (Waterloo minimum journey time 67 minutes) and adjacent Waitrose store, a library, cultural facilities, sports centre, college and two outlying golf courses.

DIRECTIONS

From central Alton, proceed north eastwards from the Queen Elizabeth Place mini-roundabout away from the town on Normandy Street shortly becoming Anstey Road. After passing Anstey Park playing fields on the left, progress to the traffic lights and turn left signposted Holybourne into the old London Road. Then turn first right into Gaskell Close. Turn first right into Thornton End and proceed virtually ahead into the Gaskell Court car park.

COUNCIL TAX

Band B - East Hampshire District Council.

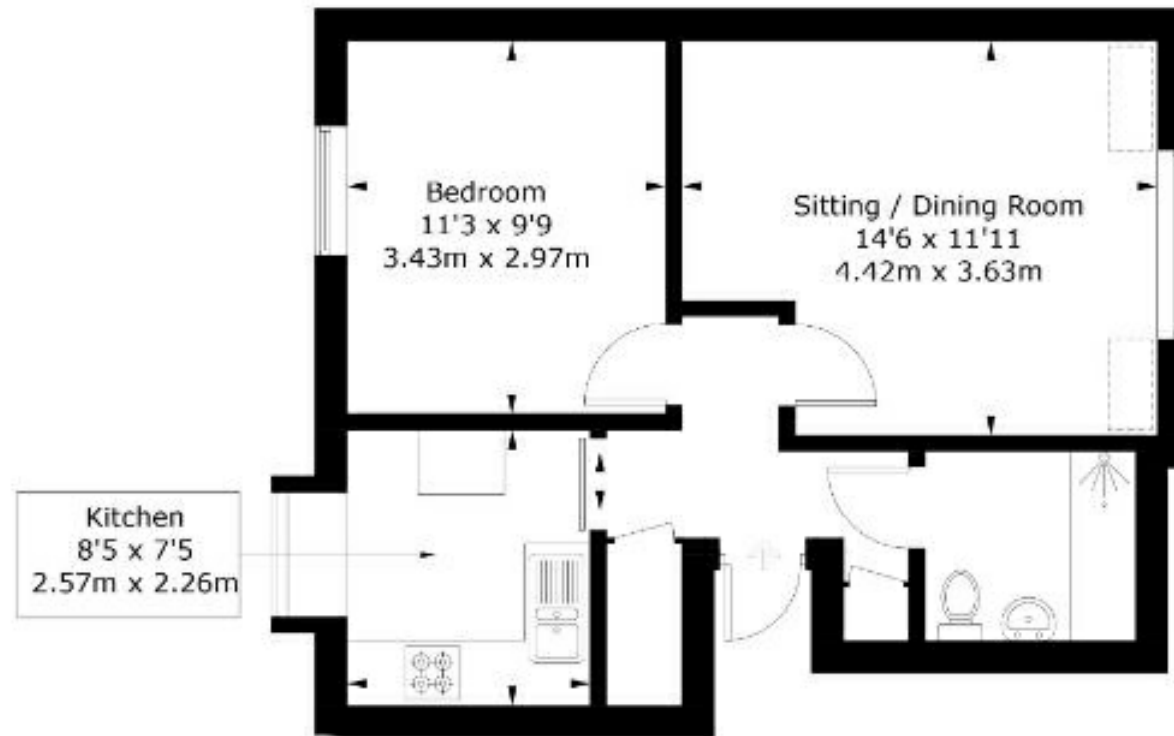
SERVICES

Electric heating



Thornton End, GU34

Approximate Gross Internal Area = 41.8 sq m / 450 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		75
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Office Locations: Alton • Farnham • Godalming • Grayshott • Haslemere • London

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