



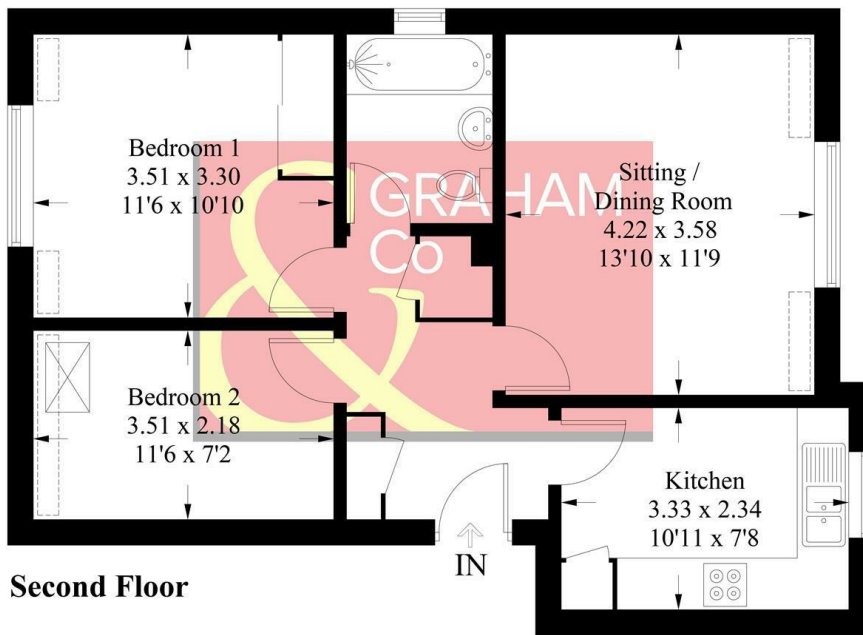
25 Woodpeckers Heather Drive, Andover, SP10 3UY
Guide Price £170,000

PROPERTY DESCRIPTION BY Miss Jay Cowan

This cosy top-floor apartment offered with non onward chain features a welcoming entrance hall that leads to a bright and airy kitchen, perfect for cooking up delicious meals. With two comfortable bedrooms, there's ample space for rest and relaxation. The modern bathroom offers convenience and comfort. The highlight of the apartment is the spacious lounge/diner, ideal for entertaining guests or unwinding after a long day. With its convenient layout and top-floor location, this apartment is the perfect place to call home. The flat comes with an allocated parking space plus extra spaces are available for visitors.

Heather Drive, SP10

Approximate Gross Internal Area = 55.6 sq m / 598 sq ft



Second Floor

PRODUCED FOR GRAHAM AND CO

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. © Emzo Marketing (ID1069854)

DIRECTIONS

Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs		
(95 plus) A		
(81-94) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Tax Band: B



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

