5 Pullen House

St Sebastians Way, Wellesley, Aldershot

MARTIN&CO

St Sebastians Way, Wellesley, Aldershot

- Modern Living
- Spacious Interior
- Desirable Location
- Fully Equipped Kitchen
- Long Lease
- Allocated Parking
- EPC: B

This stylish top-floor apartment in the sought-after Stanhope Gardens Development, situated in St Sebastians Way, Wellesley offers modern living with a spacious layout, integrated kitchen, and generous lease of 997 years. Perfect for individuals or couples, it features a bright living space, allocated parking, and easy access to local amenities and transport. A prime opportunity for first-time buyers or downsizers seeking comfort, convenience, and long-term peace of mind.

"Constructed by Taylor Wimpey in 2022, this beautifully presented top-floor one-bedroom flat in the desirable Stanhopes Gardens development offers spacious, light-filled living with modern finishes and exceptional convenience.

Covering an impressive 553 sq ft, the property opens into a great-sized entrance hall featuring two built-in storage cupboards with ample space for coats, shoes, and household essentials—adding practicality and ease to everyday living.

The generous open-plan kitchen and living area is bathed in natural light thanks to tall windows and a wide, elongated layout—perfect for relaxing or entertaining. The kitchen is fitted with a

gas boiler, gas hob, and electric fan oven, and includes integrated appliances such as a fridge, dishwasher, washing machine, and dryer for effortless day-to-day living.

The king-size bedroom provides a tranquil retreat, while the contemporary bathroom is finished to a high standard. The property benefits from central heating with separate controls for the bedroom and living room, allowing for tailored comfort throughout.

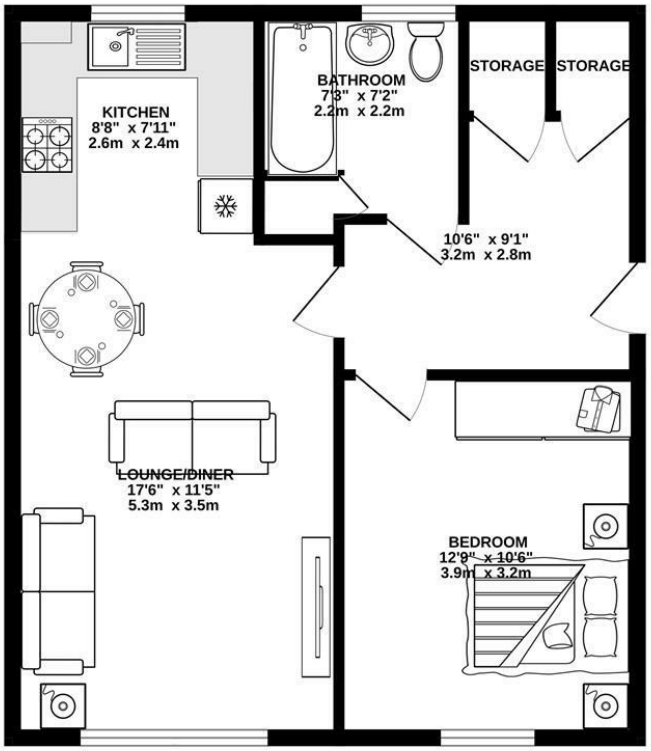
A dedicated parking space is included on the property deed, with visitor parking spaces conveniently located nearby for guests. With a remarkable lease term of 997 years, an excellent Energy Rating of B, over seven years remaining on the NHBC warranty, and offered with No Chain, this home provides long-term peace of mind and a smooth, hassle-free purchase opportunity.

? Perfect for first-time buyers or those looking to downsize, this property offers a stylish and low-maintenance lifestyle in a peaceful residential setting.
?? Conveniently located just 0.6 miles from Aldershot Station, offering direct services to London Waterloo in approximately 50 minutes—ideal for commuters or weekend city escapes.
?? Key Features:

• Constructed by Taylor Wimpey in 2022
• Top-floor flat with elevated views
• One king-size bedroom
• Spacious open-plan kitchen/living room
• Great-sized entrance hall with two storage cupboards
• Tall windows for abundant natural light
• Kitchen fitted with gas boiler, gas hob, electric fan oven
• Integrated appliances: fridge, dishwasher, washer/dryer
• Central heating with separate room controls
• Modern bathroom
• Dedicated parking space on property deed
• Visitor parking spaces nearby
• Lease term: 997 years
• Energy Rating: B
• Floor area: 553 sq ft
• Over seven years remaining on NHBC warranty
• Ideal for first-time buyers or downsizers
• 0.6 miles from Aldershot Station
• Approx. 50 minutes to London Waterloo
• Close to Aldershot town centre, shops, parks, and transport links

Ground Rent: None
Service Charge: £1 666.78
Lease remaining: 997 years
Council Tax: B

GROUND FLOOR
558 sq.ft. (51.8 sq.m.) approx.



TOTAL FLOOR AREA : 558 sq.ft. (51.8 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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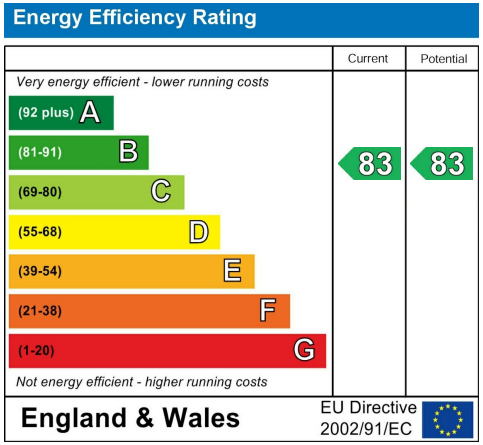

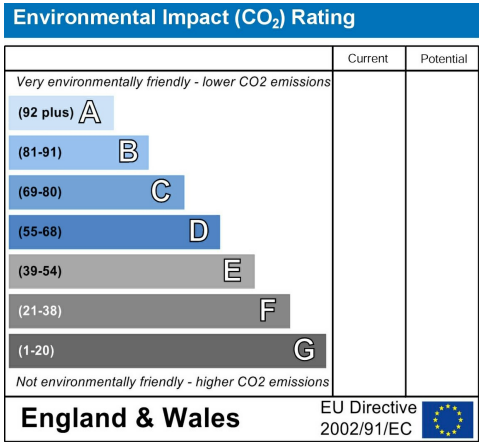

Martin & Co Aldershot
173 Victoria Road, Aldershot, Hampshire, GU11 1JU
Aldershot@martinco.com

01252 311974
http://www.martinco.com

Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape**: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

The Property Ombudsman