



Upper Street | | Fleet | GU51 3PE

Asking Price £150,000 Leasehold

**Waterford's** *W*  
Residential Sales & Lettings



Upper Street |  
Fleet | GU51 3PE  
Asking Price £150,000

This charming one-bedroom first-floor apartment offers a unique blend of character and convenience, having been thoughtfully converted from an office space. With over 100 years remaining on the lease, this property presents a fantastic opportunity for first-time buyers, and investors looking for a hassle-free purchase, as it is being sold with no onward chain complications.

- One Bedroom Apartment
- Open Plan Living Area
- Over 100 year Lease
- Allocated Parking
- First Floor With Lift Access
- Walking Distance to Fleet High Street
- Perfect for First Time and Investment Buyers Alike
- No Onward Chain Complications

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The apartment boasts a bright and airy open-plan living space, perfect for modern living. The well-appointed kitchen area is







complemented by a spacious lounge, offering an ideal spot for relaxation and entertaining. The generous double bedroom provides ample space, and the contemporary bathroom is a definite bonus.

Within the communal areas you have the benefit of natural light and offers lift access to all floors and a secure intercom door entry system.

Externally, the property benefits from allocated parking, ensuring convenience for residents. The apartment's prime location is a real standout, situated just a short stroll from Fleet High Street, where you'll find a variety of shops, cafes, and local amenities, as well as excellent transport links to London and surrounding areas.

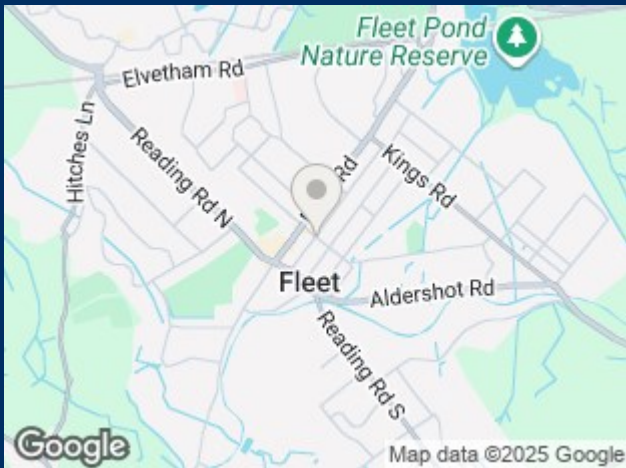
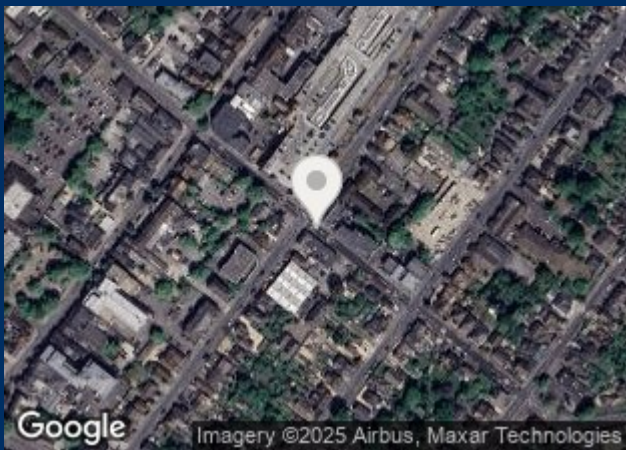
With its superb location, long lease, and no onward chain, this property is not to be missed. Early viewing is highly recommended to appreciate all it has to offer.

Disclaimer: This Information has been obtained and provided by the Property Owner

Are you looking to buy a property in Fleet? Then Waterfords Estate Agents are here to help you. As your trusted local estate agent in Surrey and Hampshire since 1995, you can ask us any questions about Fleet and the surrounding area. Feel free to pop into our branch in the Hart Centre to talk to us or call us on 01252 623333. We look forward in assisting you with buying a home in Fleet!

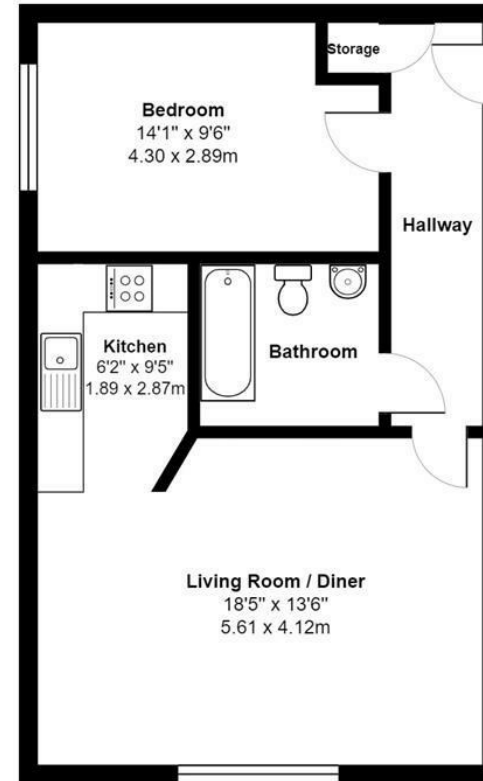
Are you wondering: how much is my house worth in Fleet? Waterfords Estate Agents can provide you with a home valuation based on the latest sales agreed for similar properties as well as valuable insights into buyers based on our extensive database. We take an analytical approach to ensuring that your property is priced correctly and ready to be sold quickly. All our advice is free and without obligation.





### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>74</b>	<b>77</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		



Total Area: 565 ft² ... 52.5 m²

All measurements are approximate and for display purposes only

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