



Stoke Heights - £325,000

Stanford  
Est 2005





61 Stoke Heights, Fair Oak, Eastleigh, SO50 8AH

Price Guide £325,000

Stanford Estate Agents are delighted to offer for sale this spacious, three bedroom terraced family home, ideally situated in this highly sought after location in Fair Oak. This fantastic property offers spacious accommodation including a 19ft living room, a 17ft dining room, conservatory, modern fitted kitchen and a fitted upstairs family bathroom. Benefits include a well maintained private rear garden, off road parking and is offered with no onward chain. This property is a truly wonderful family home and would be a perfect first time buy. Internal viewings are strongly recommended to avoid disappointment.

Entrance Hall:  
Stairs to first floor landing, radiator, doors to dining room and living room.

Living Room: (19'4" x 10'6")  
Coved ceiling, radiator, double glazed sliding doors to conservatory, folding door to kitchen.

Conservatory: (11'3" x 7'5")  
Double glazed windows to rear aspect, radiator, door to rear garden.

Dining Room: (17'6" x 7'8")  
Double glazed window to front aspect, radiator,.

Kitchen: (14'8" x 5'6")  
Double glazed window to rear aspect, fitted with a range of modern wall and base level units with rolled edge worksurfaces, gas hob and oven with stainless steel extractor hood over, stainless steel sink and drainer, space and plumbing for a dishwasher and washing, space for a fridge/freezer, part tiled walls, radiator.

First Floor Landing:  
Airing cupboard, access to loft space, doors to bedrooms and family bathroom.

Master Bedroom: (14'0 x 9'1")  
Double glazed window to rear aspect, radiator, built in wardrobes.

Bedroom Two: (18'8" x 7'7")  
Double glazed window to front aspect, radiator, space for wardrobes.

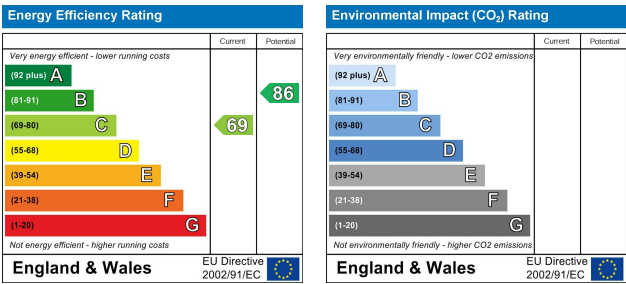
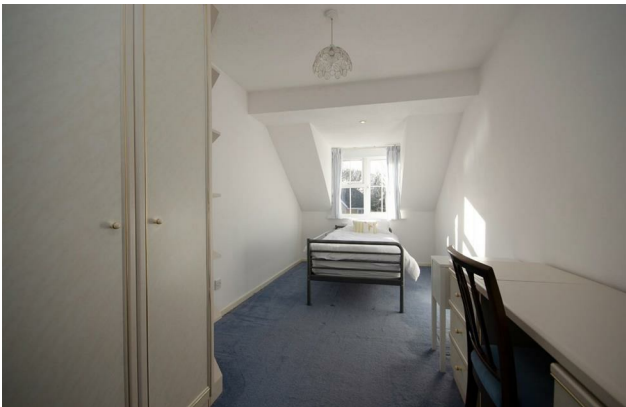
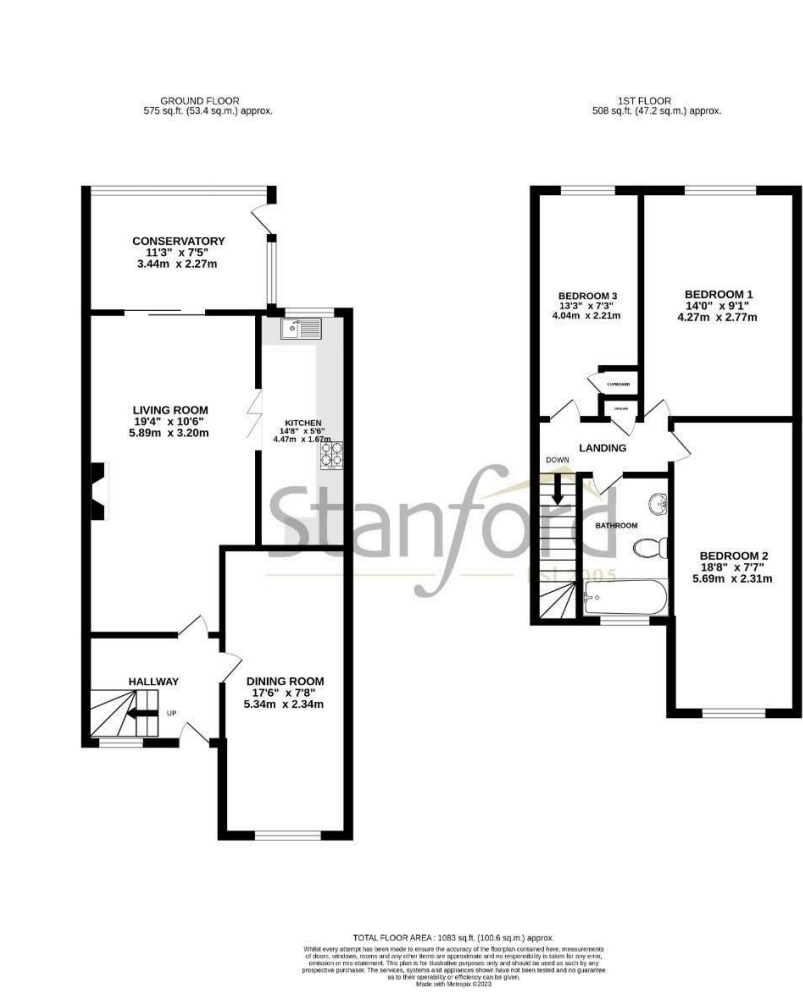
Bedroom Three: (13'3" x 7'3")  
Double glazed window to rear aspect, radiator, fitted cupboard.

Family Bathroom:  
Obscure double glazed window to front aspect, suite comprising panel enclosed bath with shower over, low level WC, vanity wash hand basin with cupboards below, heated towel rail, part tiled walls.

Front:  
Driveway providing off road parking.

Rear Garden:  
Secluded and easily maintainable, paved seating and entertaining area, panel fence surround with mature shrub borders and rear access gate.

Other Information:  
Local Council: Eastleigh Borough Council  
Council Tax Band : C  
Local Primary School: Fair Oak Infant & Junior School  
Local Secondary School: Wyvern College  
Sellers Position: No Forward Chain



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