



Upper Barn Copse - £530,000

Stanford
Est 2005



52 Upper Barn Copse, Fair Oak, Eastleigh, SO50 8DD

£530,000

Stanford Estate Agents are delighted to offer this immaculately presented and single storey extended, four bedroom, detached home located in a quiet, cul-de-sac location in Fair Oak. Boasting modern, open plan living space and spacious, modern rooms throughout, this property is an ideal family home.

Accommodation comprises of a useful, designated utility space with WC facilities, a large living room with bay window and a wonderful, modern and fully fitted open plan kitchen/breakfast room with feature breakfast bar and French doors to the rear garden. A separate and versatile reception room completes the ground floor and this room leads openly from the Kitchen/breakfast room making an ideal entertaining room or play room, it also has another set of French doors to the rear garden. The first floor accommodates four great sized bedrooms with the principal bedroom benefitting further from en suite facilities. The remaining bedrooms are serviced via a modern, three piece bathroom. The principal bedroom and two others also have fitted wardrobes to utilise the available space further.

Externally, the property has a brick paved driveway to accommodate several vehicles and a lawn area with small tree to the front. The rear garden has pedestrian access via a secure, wooden side gate. The rear garden is mostly laid to lawn with conveniently placed flower beds and a designated hard standing, perfect for entertaining. A wooden shed/summer room is currently placed on hard standing.

This property makes for a great family home and is located a moments' walk from the local park, woods and amenities.

Fair Oak is a semi rural, small village in the borough of Eastleigh and renowned for its peaceful living offering, Transport links to Winchester, Hedge End and Eastleigh are convenient and an array of amenities are available in the village centre including a chemist, post office facilities and various convenience shops. The local schools are in high demand with the infant, junior and secondary school all achieving "good" status in their latest OFSTED reports.

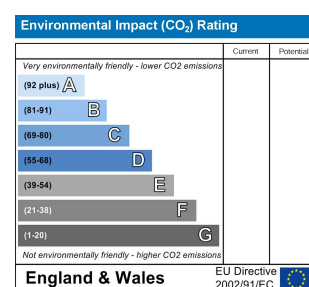
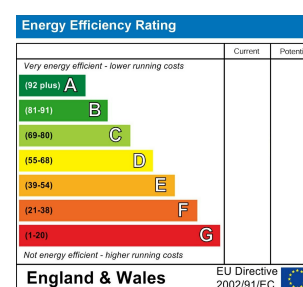
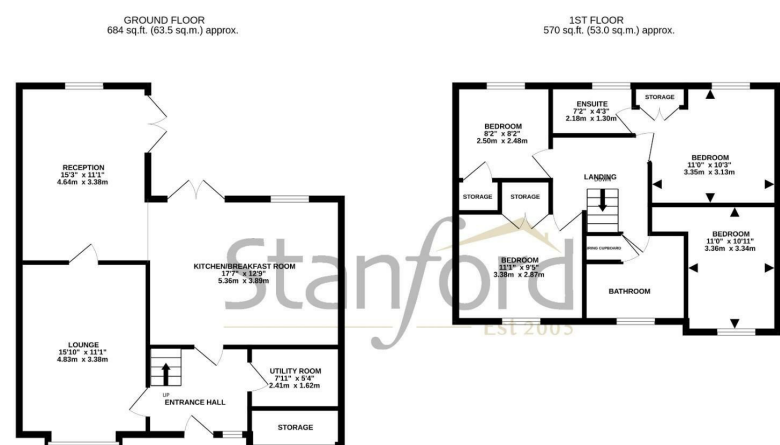
Other Information:

Local Council: Eastleigh Borough Council

Council Tax Band: E

Local Primary School: Fair Oak Infant & Junior School

Local Secondary School: Wyvern College



Tel: 023 8064 7272
Email: eastleigh@stanfordestateagents.co.uk
Address: 23High Street, Eastleigh, SO50 5LF



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