



Hammerley Road - £350,000

Stanford
Est 2005



17 Hammerley Road, Horton Heath, Eastleigh, SO50 7HQ

Offers In Excess Of

£250,000

Stanford Estate Agents are pleased to offer this three bedroom, purpose built, town house constructed in 2021. Offering ample space throughout, an electric charging point, double tandem driveway and a fantastic sized rear garden perfect for enjoying time with the family!

The ground floor gives space to a modern kitchen, useful WC and spacious lounge/diner with French doors to the rear garden. The first floor offers two great sized bedrooms with the master benefitting further from en suite facilities. The other is serviced by a three-piece family bathroom. The second floor accommodates the final bedroom and a large storage cupboard.

Externally, the property is located in a sought after area within a popular newly built residential development close to the popular local schools. The front has a paved tandem driveway for several vehicles and a gate to the rear garden. An electric charge point has also been added future proofing this home further. The rear garden is unusually large for a newer property and faces in a preferential orientation to enjoy the sunlight. Mostly laid to lawn with shrub borders there is a large, decked area and a purpose built outbuilding for storage. The garden is fully secured via panel enclosed fencing.

Please note this property has the remainder of its new build warranty 10 year warranty for extra peace of mind when buying.

Further Information:

Local Council: Eastleigh Borough Council:

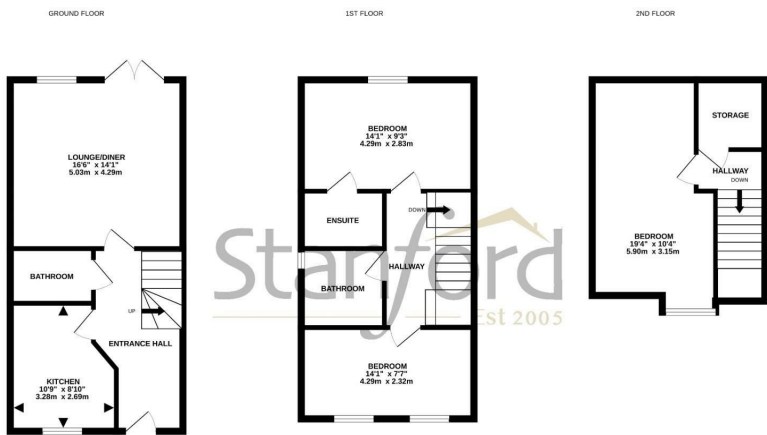
Council Tax Band: C

Sellers Position: No Forward Chain

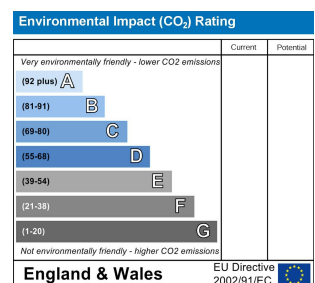
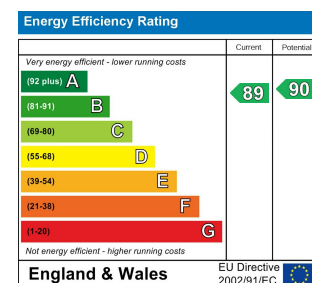
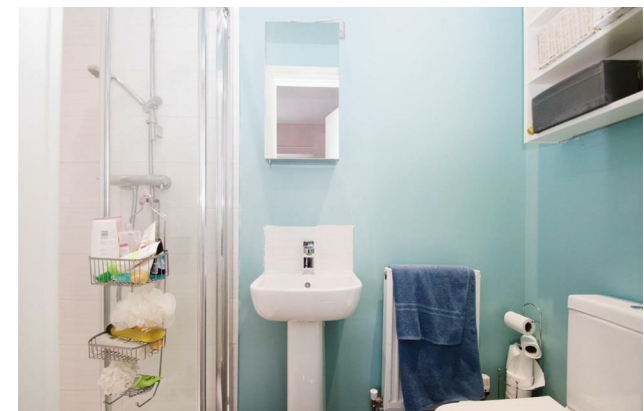
Local Primary Schools: Fair Oak Infant & Junior School

Local Secondary School: Wyvern College

Built: 2021



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms, sections, levels and plot areas are approximate and the responsibility to check 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. Made with iMeasure 02/24



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