



9 Earls Close, Bishopstoke, Eastleigh, SO50 8HY

Asking Price £385,000

Stanford Estate Agents are pleased to offer this rarely available, three bedroom semi detached home in the sought after cul-de-sac of Earls Close, Bishopstoke. The current owners have been in the house for over 30 years and are now offering the chance for a new family to turn the house into a home.

Accommodation is well presented throughout and the current owners have made fantastic use of the space available while leaving plenty more opportunities for further expansion. The ground floor has a large living room with feature open fireplace and fantastic, large windows for ample natural light. A spacious kitchen/diner with direct access to the rear garden via French doors span the entire width of the house to the rear, an extension was added by the current owners to enable this behind the garage. The first floor has three great sized bedrooms all serviced by a modern family bathroom.

Externally the property has a large driveway offering parking for several vehicle and a lawn area with wild flowers and low level wall. Direct access to the garage is via an up and over door and side access to the garden is via a pedestrian wooden gate. The rear garden is a real feature of the home, spanning over 100ft long. The garden is mostly laid to lawn with an array of bushes, shrubs and trees. The garden is fully secure and offers a fantastic degree of privacy.

Homes in this close are not often available and we expect a good level of interest so recommend an early viewing.

Further Information:

Local Council: Eastleigh Borough Council

Council Tax Band: C

Local Primary Schools: Stoke Park Infant & Junior School

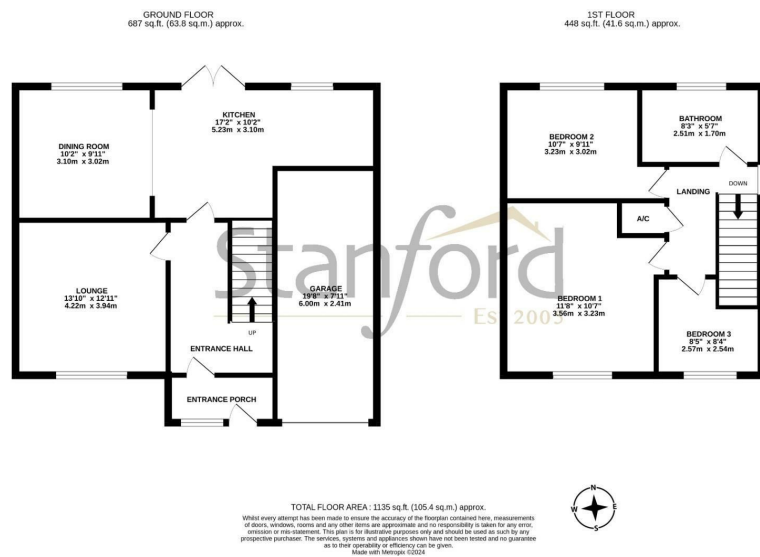
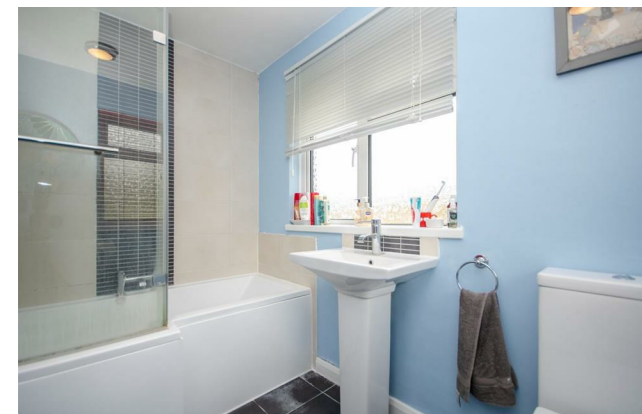
Local Secondary School: Wyvern College

Sellers Situation: Found A Property

Viewing: By Appointment Only

Local Information:

Bishopstoke is small village and civil parish in the borough of Eastleigh. It is wonderfully positioned on the Itchen navigation between Winchester and Southampton. It offers an array of sought after amenities such as post offices, dentists, doctors and bus routes. Eastleigh town centre is a short distance away providing further amenities as well as other travel essentials in the form of a mainline train station and Southampton airport. Stoke Park woods is a favourable spot for families and dog walkers alike and consists of 512 acres of woodland walks that are enjoyed by those near and far.



Energy Efficiency Rating	
Current	Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	

Not energy efficient - higher running costs

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Current	Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	

Not environmentally friendly - higher CO₂ emissions

England & Wales EU Directive 2002/91/EC

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