



St. Lawrence Close - £1,250 Per Month



5 St. Lawrence Close, Hedge End, Southampton, Hampshire, SO30 2TJ

£1,250 Per Month

Stanford Estate Agents are delighted to offer this very well presented three bedroom house in the sought after location of Hedge End. With a light and airy sitting room, a fabulous 17ft kitchen/dining room, utility room, enclosed rear garden, garage and parking. Available 25th May 2024.

*** This is a 6 month fixed term tenancy from May 2024 - November 2024 *** - The Tenancy may then move into a statutory periodic (rolling) tenancy until notice is served by either party to end the tenancy.

Rooms;

Entrance Porch leading to:-

Entrance Hall:

Radiator, stairs to 1st floor landing, doors leading to cloakroom and sitting room.

Cloakroom:

Double glazed obscure window to front aspect, low-level WC, wash hand basin, radiator.

Sitting Room: (15'3" x 12'4") max

Double glazed window to front aspect, radiator, under stairs storage cupboard, two radiators and door leading to the kitchen/dining room.

Open Plan Kitchen/Dining Room: (17'5" x 15'7")

Stunning open plan room comprising of a smooth plaster ceiling with inset spotlights, double glazed window and double glazed French doors leading to the rear garden, two double glazed windows, fitted with with a superb range of wall and base level units, contrasting worksurfaces, stainless steel sink and drainer with mixer tap, fitted appliances consisting of a double oven and four ring electric hob, built-in dishwasher, tiled flooring, door leading to the utility room.

Utility Room:

With plumbing and space for a washing machine and space for a tall fridge/freezer, door leading to garage area.

First Floor Landing:

Double glazed obscure window to side aspect, radiator, doors to all rooms, airing cupboard with pre lagged cylinder and shelving.

Bedroom One: (11'9" x 9'1")

Double glazed window to rear aspect, radiator, fitted double width shower cubicle with fitted shower.

Bedroom Two: (9'4" x 9'1")

Double glazed window to front aspect, radiator.

Bedroom Three: (7'11" x 6'3")

Double glazed window to rear aspect, radiator.

Family Bathroom:

Double glazed obscure window to front aspect, radiator, fully tiled walls and flooring, suite comprising panel enclosed bath with mixer tap and shower attachment, low-level WC and wash hand basin.

Garage: (12'11" x 8'2")

Can be accessed via the up and over door with a further door leading to the utility room.

Front Garden:

Laid to attractive brick paving providing off road parking.

Rear Garden:

Enclosed and laid to lawn with a paved patio seating area.

OTHER INFORMATION:

LOCAL COUNCIL: Eastleigh Borough Council

COUNCIL TAX BAND: C

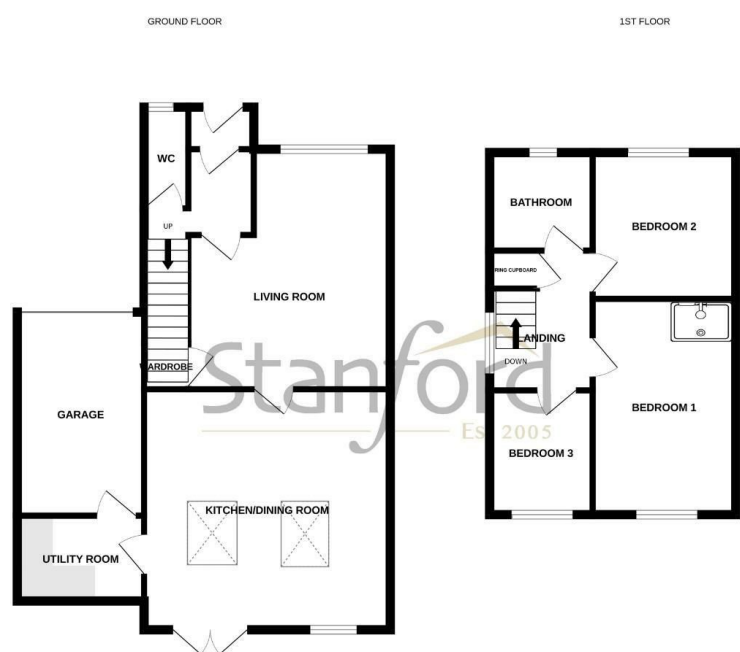
DATE AVAILABLE: From 8th May 2023

FURNISHING: Unfurnished

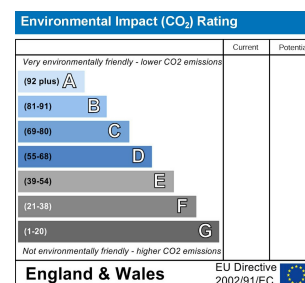
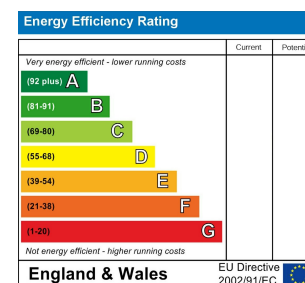
VIEWING: By Appointment Only

No Pets & No Smokers

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While every attempt has been made to ensure the accuracy of the description contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for general guidance purposes only and should be used as a guide only. Prospective purchasers should verify the details and measurements of the property and should not rely on this plan as to their suitability or efficiency can be given. Made with Mapbox 10/23



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