



Pembers Hill Drive - £435,000

Stanford
EST 2005



Stanford Estate Agents are delighted to offer this beautifully presented throughout, three bedroom, semi detached home in the requested location of Pembers Hill Drive, Fair Oak. Built in 2018 and offering the remainder of its 10 year new build warranty, peace of mind awaits the new owners.

Directions

With a well presented finish throughout, you will be proud to call this house home. The ground floor begins with a light entrance hall with under stairs storage and a useful WC/cloakroom. To the left is a spacious and very light living room. The ground floor is finished with a fully fitted and desirable kitchen/dining room with French doors to the rear garden.

in high demand with the infant, junior and secondary school all achieving 'good' status in their latest OFSTED reports.

The first floor has Samsung air conditioning installed and offers three fantastic sized bedrooms and the master bedroom benefitting further from superb, en suite facilities and fitted wardrobes. The remaining two bedrooms are serviced via the modern, neutral, three piece family bathroom.

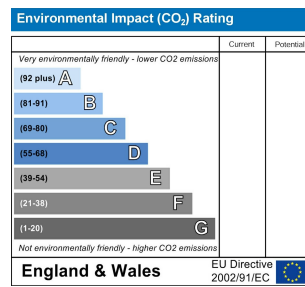
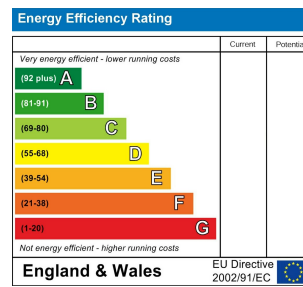
Externally, the property offers fantastic kerb appeal and benefits from a double driveway with side by side parking, a rarity from the normal tandem parking on the development. A 23ft garage accessed via an up and over door to the front with a pedestrian door to the rear offers further secure parking or storage. Rear access is via a pedestrian gate. The rear garden has been landscaped with wildlife in mind. The garden is a mix of paved patio and lawn with wildflower and shrub borders. A purpose built storage shed and pergola reside within and the garden is fully secure and faces a desirable aspect for natural light and sunshine.

Further Information:

- Local Council: Eastleigh Borough Council
- Council Tax Band: D
- Local Primary School: Fair Oak Infant & Junior School
- Local Secondary School: Wyvern Collage
- Estate Charges: £334.58 -2024
- Sellers Position: Found Out Of Area

Local Information:

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



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