



# Highcroft Winchester Road, Fair Oak, Eastleigh, SO50 7GU

Asking Price £400,000

Stanford Estate Agents bring to the market for the first time in over 45 years with no forward chain this spacious, four bedroom detached house in Fair Oak requiring some updating. Overlooking protected greenery and with off road parking and a garage this property makes a great family home.

With internal accommodation approaching near 1400 sq ft this property is well proportioned throughout and the ground floor has a large sitting room with an aspect overlooking local greenery, a versatile dining room and a kitchen/breakfast room with an integral door to the garage. A useful downstairs shower room completes the ground floor. The first floor has four double bedrooms, all serviced via a three piece bathroom comprising of a panel enclosed bath, wash hand basin and WC.

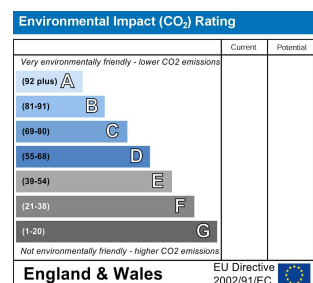
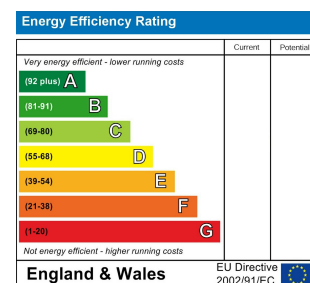
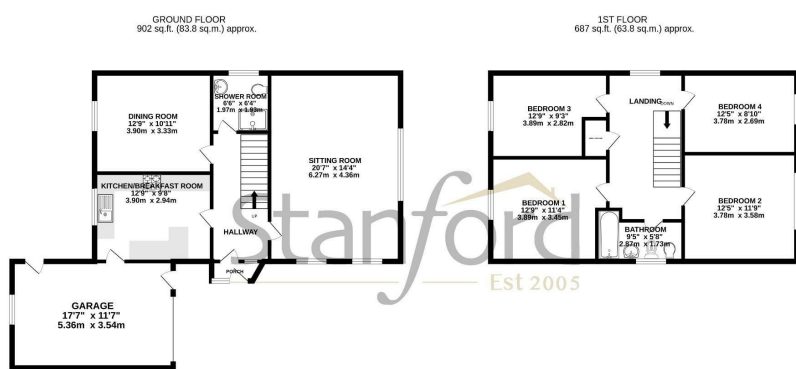
Externally the property sits back from the road and is approached via an inclined, paved driveway leading to the front door. The garage is accessed via an up and over door and a pedestrian door. The garage has power and light. The rear garden is west facing and is mostly laid to lawn with a patio area and hardstanding currently holding a greenhouse. The garden is fully secure via panel enclosed fencing and has pedestrian side access via a wooden gate. Another door from the garden leads to the garage.

## Further Information:

Local Council: Eastleigh Borough Council  
 Council Tax Band: E  
 EPC Rating: TBC - Ordered  
 Local Primary School: Fair Oak Infant & Junior School  
 Local Secondary School: Wyvern College  
 Windows: Double Glazed  
 Heating: Gas Central Heating  
 Parking: Driveway & Garage  
 Sellers Situation: No Forward Chain  
 Viewing: By Appointment Only

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



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