



Stanford Estate Agents are delighted to offer for sale this very well presented mid terraced property, perfectly situated in this highly sought road close to local schools, shops and amenities. Accommodation offers two double bedrooms, a 16ft lounge/diner, a modern kitchen and upstairs family bathroom. Benefits include a secluded rear garden and driveway off road parking. This really is a lovely property and would make a perfect first time buy. Internal viewings are strongly recommended to avoid disappointment.

Directions

From our Bitterne offices, urn right onto West End Rd, at the roundabout, take the 2nd exit onto Townhill Way, go through 1 roundabout, at the roundabout, take the 1st exit and stay on Townhill Way, go through 2 roundabouts, at the next roundabout please take the 1st exit onto Frome Road.

Entrance Hall:
Storage cupboard, ceiling downlighters, radiator, door to lounge/diner.

Lounge/Diner: (16'5" x 12'7")
Stairs to first floor landing, double glazed window to rear aspect, radiator, smooth plaster ceiling, ceiling downlighters.

Kitchen: (8'0 x 7'3")
Range of modern wall and base level units with contrasting worksurfaces, stainless steel sink and drainer, electric hob and oven with stainless steel extractor over, space and plumbing for a washer/dryer and fridge/freezer, double glazed window to front aspect, tiled flooring, ceiling downlighters.

First Floor Landing:
Ceiling downlighters, doors to bedrooms and bathroom.

Bedroom One: (12'7" x 8'10")
Two double glazed window to rear aspect, radiator, smooth plaster ceiling, ceiling downlighters, space for wardrobes.

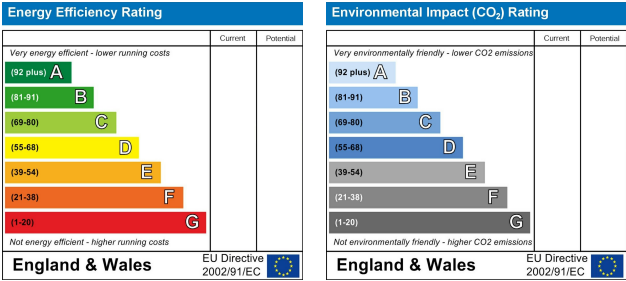
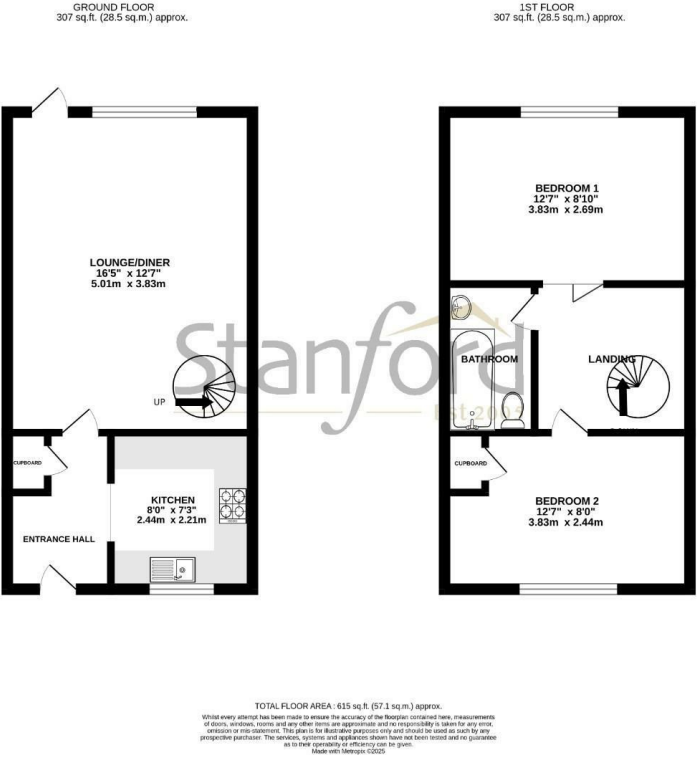
Bedroom Two: (12'7" x 8'0)
Double glazed window to front aspect, radiator, smooth plaster ceiling, space for wardrobes.

Bathroom:
Suite comprising panel enclosed bath with shower over, low level WC, pedestal hand wash basin, heated towel rail, part tiled walls.

Front:
Off road parking.

Rear Garden:
Patio seating and entertaining space, mainly laid to lawn, panel fence surround, storage shed, rear access gate.

Other Information:
Local Council: Eastleigh Borough Council
Council Tax Band: B
Sellers Position: Looking To purchase A Property



While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you please contact the office and we will be pleased to check it for you, especially if you are contemplating travelling some distance to view the property. These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built in furniture. Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service report before finalising their offer to purchase. These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants. Neither Stanfords nor any of its employees or agents has the authority to make or give any representation or warranty whatever in relation to this property. Your home is at risk if you do not keep up repayments on your mortgage or other loans secured on it. Written quotation are available on request. All loans secured on property, life assurance is usually required. This can be emailed on request.