

HUNTERS[®]

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Abbeyfields Close

Netley Abbey, SO31 5GR

Asking Price £525,000



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Front Approach

To the front, double width paved driveway providing parking for several vehicles., side gated access.

Entrance Hall

Radiator, wooden flooring, telephone point, stairs to landing, door to storage cupboard with hanging space and additional shelving, door to:

Cloakroom

Obscure double glazed window to front aspect, two piece suite comprising pedestal wash hand basin and low-level WC, double radiator, tiled flooring.

Living Room

19'1" x 12'1" (5.82m x 3.68m)

Double glazed window to front aspect, double radiator, fitted carpet, TV point, recessed ceiling spotlights, double doors to:

Kitchen/Diner

22' x 14'10" (6.71m x 4.52m)

Fitted with a modern range of base and eye level units and drawers with worktop space over, matching breakfast bar 1+1/2 bowl composite with stainless steel swan neck, mixer tap and drainer, integrated dishwasher, and fridge freezer, built-in oven, gas hob with extractor hood over, built-in microwave, double glazed window to rear aspect, two double radiators, wooden flooring recessed ceiling spotlight(s), under stairs storage cupboard, double glazed bi-fold doors to garden, door to:

Snug

12'2" x 7'9" (3.71m x 2.36m)

Double radiator, fitted carpet, vaulted ceiling with skylight, double glazed double doors to garden, door to:

Utility Room

9'8" x 7'9" (2.95m x 2.36m)

Fitted with a modern range of base and eye level units, plumbing for washing machine, space for tumble drier, double glazed window to rear aspect, two cupboards housing gas metre, electric metre and consumer unit, ceramic tiled flooring, four recessed ceiling spotlight(s), door to:

Store Room (remainder of garage)

Garage door to front, ideal storage area.

First Floor Landing

Fitted carpet, access to loft hatch, radiator, door to:

Master Bedroom

13'8" x 9'10" (4.17m x 3.00m)

Double glazed window to front aspect, built-in triple wardrobe(s) with part full-length mirrored sliding doors, hanging rails and shelving, radiator, fitted carpet, door to:

En-suite Shower Room

Fitted with three piece suite comprising tiled double shower enclosure with shower over, low-level WC, inset wash hand basin with cupboard under, heated towel rail, tiled surround, uPVC obscure double glazed window to side, tiled flooring.

Bedroom 2

13' max x 8'10" (3.96m max x 2.69m)

Double glazed window to rear aspect, built in double wardrobes, radiator, fitted carpet.

Bedroom 3

14'2" max x 8'1" (4.32m max x 2.46m)

Double glazed window to front aspect, built in double wardrobes, double radiator, fitted carpet.

Bedroom 4

12'10" x 7' (3.91m x 2.13m)

Double glazed window to rear aspect, radiator, fitted carpet.

Family Bathroom

Fitted with three piece suite comprising panelled bath, pedestal wash hand basin, low-level WC, tiled surround, heated towel rail, obscure double glazed window to side aspect. tiled flooring.

Rear Garden

Enclosed and secluded rear garden, enclosed by wooden panelled fence to rear and sides, mainly laid to lawn with porcelain tiled patio seating area ideal for alfresco dining, garden shed and summer house currently used as a gym with raised decking to the front, side gate access, outside tap.



Road Map



Hybrid Map



Terrain Map



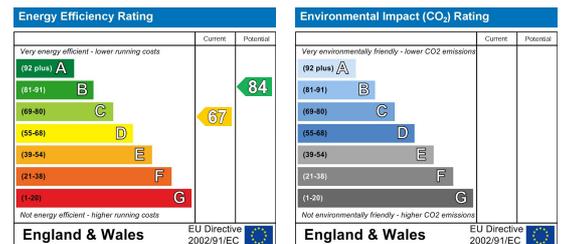
Floor Plan



Viewing

Please contact our Hunters Netley Abbey Office on 023 8045 8054 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.