



1 Springfield Drive | £220,000
Totton, Southampton, SO40 2QS

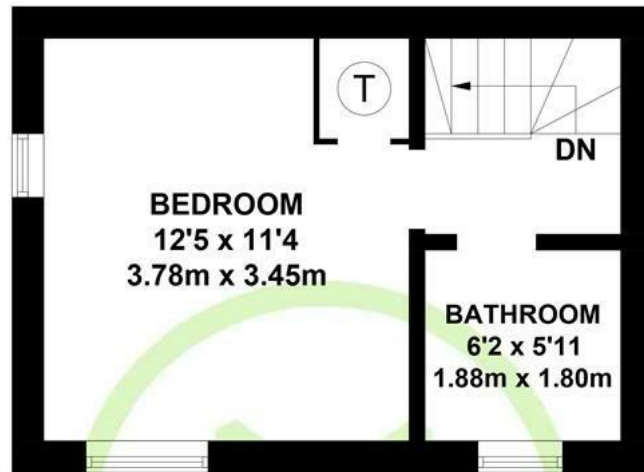
 Henshaw Fox



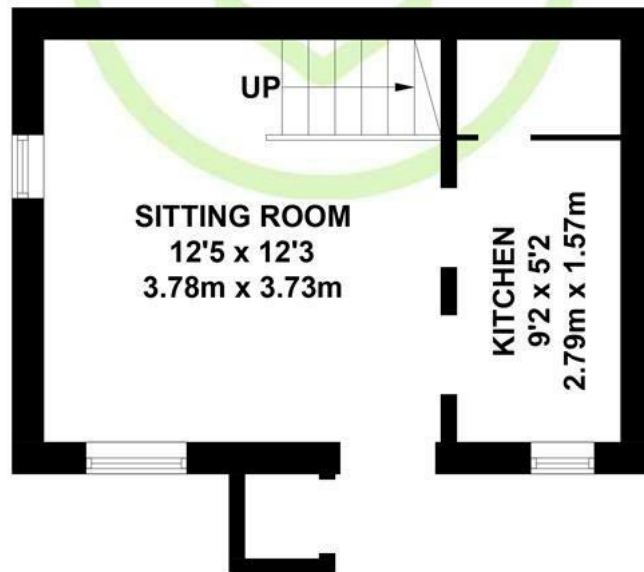
1 Springfield Drive
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FIRST FLOOR



GROUND FLOOR

APPROXIMATE GROSS INTERNAL AREA
 GROUND FLOOR = 223 SQ FT / 20.7 SQ M
 FIRST FLOOR = 223 SQ FT / 20.7 SQ M
 TOTAL = 446 SQ FT / 41.4 SQ M

Illustration for identification purposes only,
 measurements are approximate, not to scale. (ID1261065)

Summary

This charming corner house offers the perfect home for first time buyers or investors and has been tastefully modernised and upgraded, both inside and out by the current owner. Nestled in a quiet cul-de-sac within the popular area of Ashurst Bridge, easy access is available to Totton town centre and its range of amenities as well as the New Forest National Park on the doorstep. The stylish accommodation offers open plan living on the ground floor with a dual aspect reception room complemented by the newly fitted kitchen. A generous double bedroom on the first floor is served by the modern and fully tiled family bathroom which features a dual head shower over the bath. Allocated parking is available for one vehicle with additional visitor parking. The garden has been landscaped creating a private and social outdoor space to relax or entertain, bordered by mature hedgerows. Storage is available in a shed and shelved storage cupboard.

Features

- A stylish and refurbished corner house
- One generous double bedroom
- Desirable quiet location within Ashurst Bridge
- Modernised and upgraded by the current owner
- Newly fitted stylish kitchen
- Modern family bathroom with dual head shower over the bath
- Landscaped garden creating a social entertaining area
- Storage shed and outdoor storage cupboard with shelving and power
- One allocated parking space and additional visitor parking
- Management company maintains the bordering hedgerows

EPC Rating

Energy Efficiency Rating
 Current C
 Potential B

1, Springfield Drive, Totton, Southampton, SO40 2QS

Ground Floor

The part glazed front door opens into the dual aspect reception room flooded with natural light, highlighting the crisp neutral decor which continues through this lovely home. The stylish and newly fitted kitchen offers a range of white fronted wall and base units with contrasting granite effect work surfaces. A single oven with four burner electric hob and filter hood over are included with plumbing for a washing machine and space for a free standing fridge freezer. The under stairs cupboard has been utilised as a pantry with bespoke shelving fitted.

First Floor

The first floor landing serves the generous double bedroom which enjoys a dual aspect and ample space for freestanding storage. A cupboard over the stairs houses the immersion tank with a hatch providing access to the part board loft space via a pull down ladder. The stylish and fully tiled family bathroom comprises a panelled bath with dual head shower over, wash basin, wc, electric mirror and heated towel rail.

Parking

One allocated parking space is available with additional parking for visitors.

Outside

The garden has been thoughtfully landscaped to create a private and social outdoor space, perfect for entertaining or relaxing with quality paving extending to a seating area, bordered by mature hedgerows. A secure storage shed is situated on a hardstanding with additional storage available in a shelved cupboard next to the front door.

Location

Ashurst Bridge is a sought-after semi-rural area located on the edge of Totton, ideally positioned between the thriving town centre and the natural beauty of the New Forest National Park. Popular with families, commuters, and those looking for a quieter pace of life, the area offers an appealing balance of convenience and countryside. The nearby villages of Ashurst and Totton provide a good range of everyday amenities, including supermarkets, cafés, pubs, and local shops, while Southampton's extensive retail, leisure, and dining options are just a short drive away. Excellent road connections via the A35 and M27 make Ashurst Bridge an attractive base for commuters, with easy access to Southampton, Bournemouth, and beyond. Rail links from Ashurst New Forest and Totton stations offer direct services towards Southampton, London, and the south coast. For outdoor enthusiasts, Ashurst Bridge sits moments from miles of woodland walks, cycling routes, and open forest. Well-regarded local schools and community facilities further enhance the appeal of the area.

Management Charge

A management company maintains the bordering hedgerows with a half yearly charge of £300

Disclaimer Property Details

These particulars are set out as a general outline and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are not included unless specifically described. All measurements, floor plans, distances and areas are approximate and for guidance only. No person in this firm's employments has the authority to make or give any representation or warranty in respect of the property.

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