

COLVILLE ROAD

DRAYTON | HAMPSHIRE | PO6 2DX



£525,000
Freehold

- Spacious Semi-Detached Residence
- Four Bedrooms
- Shower Room and Bathroom
- Laundry/Utility Room with Downstairs WC
- Attractive and Well Maintained Gardens
- Two Reception Rooms plus Conservatory/Sun Room
- Popular Elevated Location
- Own Driveway Parking, Garage



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In Brief

We are delighted to welcome to the market, this spacious Four Bedroom Semi-Detached Residence, standing proudly on the popular hillslopes of Drayton. Displaying attractive and characterful square bay windows and a welcoming and private driveway approach, the property boasts a wealth of traditional charm and modern amenities, offering a comfortable and versatile living space for families or those who appreciate extra space.

Having been well maintained by the current owners, the accommodation briefly comprises:- A bright entrance hallway with an elegant staircase and painted balustrades, a comfortable living room with feature fireplace and large windows, which flood the space with natural light, a good sized dining room with charming built-in cupboard and wood flooring. The bright and sunny conservatory/garden room extends through glazed doors and provides access to the rear garden, with a fully equipped kitchen sitting adjacent - designed with ample units and worksurfaces for family meal times. Making a fantastic addition is the utility/laundry room, together with a downstairs WC completing the ground floor accommodation. Three good sized bedrooms and a shower room are located on the first floor, with a further bedroom and bathroom on the upper level - not forgetting the amazing views from the Velux and dormer windows! Outside, a stunning garden provides a serene outdoor retreat, perfect for relaxation and entertaining. A paved patio surrounds the house, with the main lawn area being slightly raised and flanked by attractive shrub borders. A garden shed sits at the rear and there is side access to the Garage. With the pretty trees coming into bloom, it really makes it a beautiful aesthetic.

All in all, a fabulous property - perfect for the growing family who need to be close to schools, amenities, rail and commuter links. Having had interest already, we would strongly urge an early viewing to avoid any disappointment.

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KEY FACTS

Tenure: Freehold

Council Tax Band: D

Energy Performance Certificate Rating: To be confirmed



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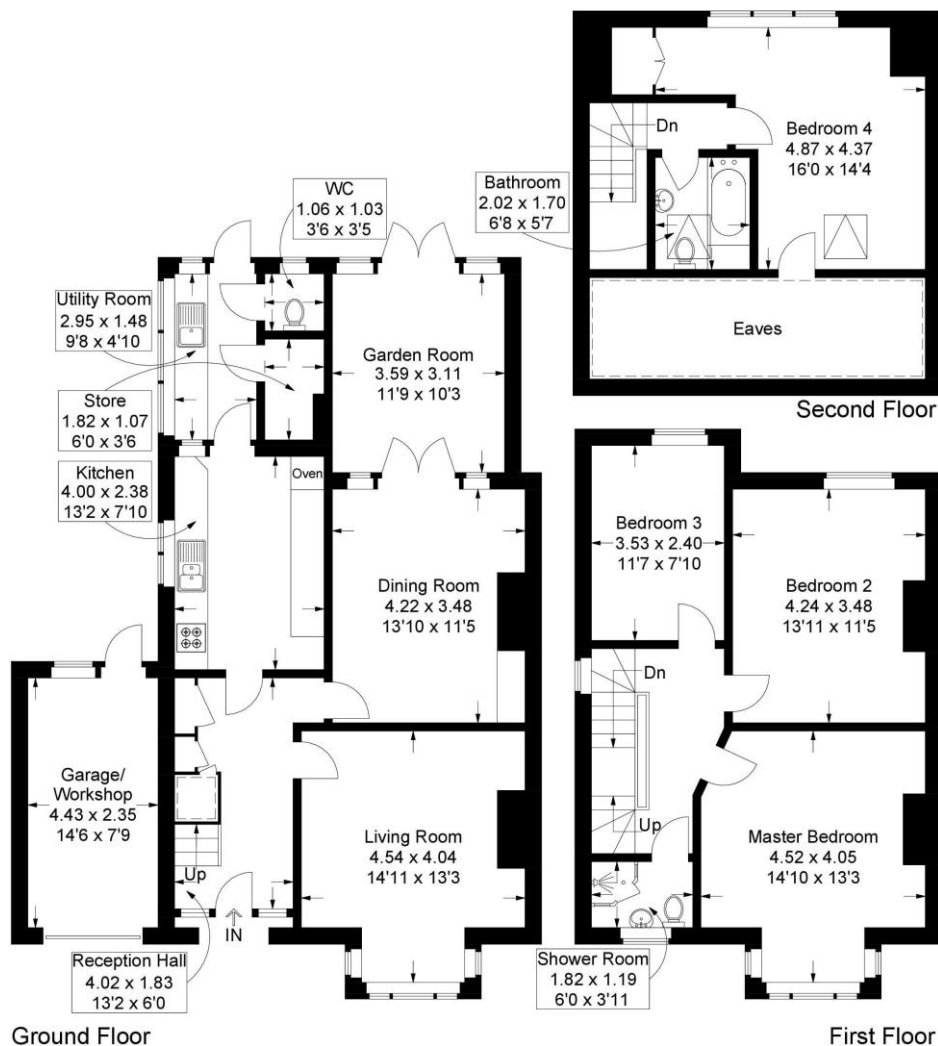


Colville Road, Cosham

Approximate Gross Internal Area = 166.3 sq m / 1790 sq ft
(Excluding Reduced Headroom / Eaves)

Reduced Headroom = 10.8 sq m / 116 sq ft

Total = 177.1 sq m / 1906 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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