



£350,000
7 Bedford Close
Warblington, PO9 2TP

PROPERTY SUMMARY

Tucked away in this well regarded Warblington cul-de-sac, is this semi-detached chalet style family home. With ample off road parking to the front and a lovely low maintenance rear garden the modern internal accommodation comprises a spacious lounge, contemporary fitted kitchen/diner and a conservatory/utility room. The first floor landing leads to three well proportioned bedrooms and the stylish bathroom suite. Located less than a mile from Havant Town Centre, the property is also close to local schools and transport links. An internal viewing is essential to appreciate the space and quality of accommodation on offer here, contact us to arrange your appointment.

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LOUNGE 16' 8" x 13' 0" (5.08m x 3.96m)

KITCHEN/DINER 10' 5" x 16' 8" (3.18m x 5.08m)

CONSERVATORY/UTILITY 9' 3" x 7' 1" (2.82m x 2.16m)

LANDING

BEDROOM ONE 12' 11" x 10' 0" (3.94m x 3.05m)

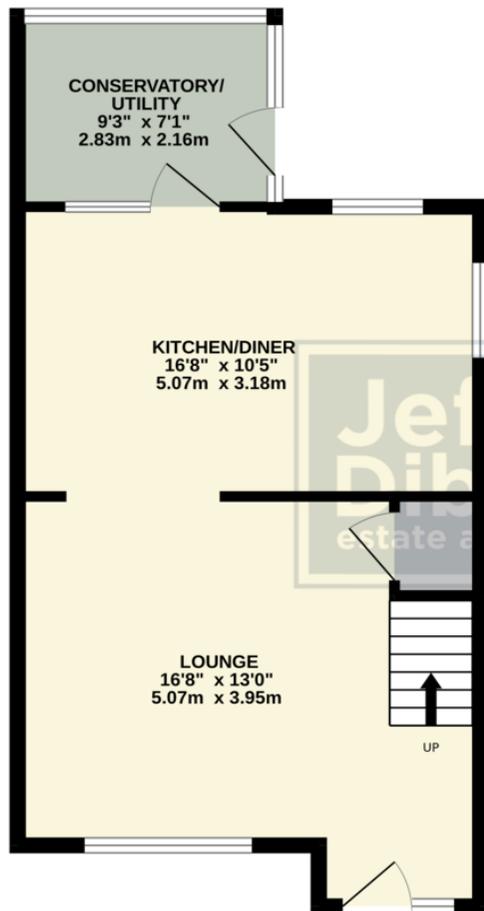
BEDROOM TWO 10' 10" x 9' 11" (3.3m x 3.02m)

BEDROOM THREE 9' 11" x 6' 6" (3.02m x 1.98m)

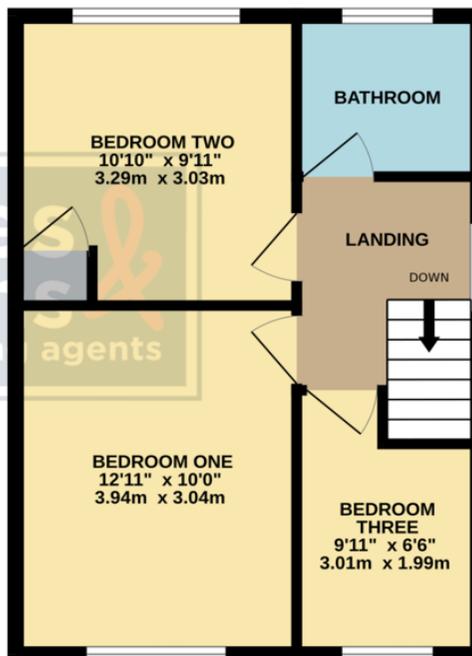
BATHROOM 6' 6" x 5' 11" (1.98m x 1.8m)



GROUND FLOOR
473 sq.ft. (44.0 sq.m.) approx.



1ST FLOOR
395 sq.ft. (36.7 sq.m.) approx.



TOTAL FLOOR AREA : 868 sq.ft. (80.6 sq.m.) approx.

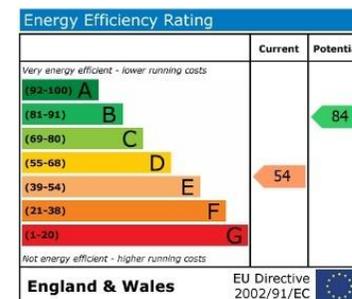
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Havant Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band D

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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