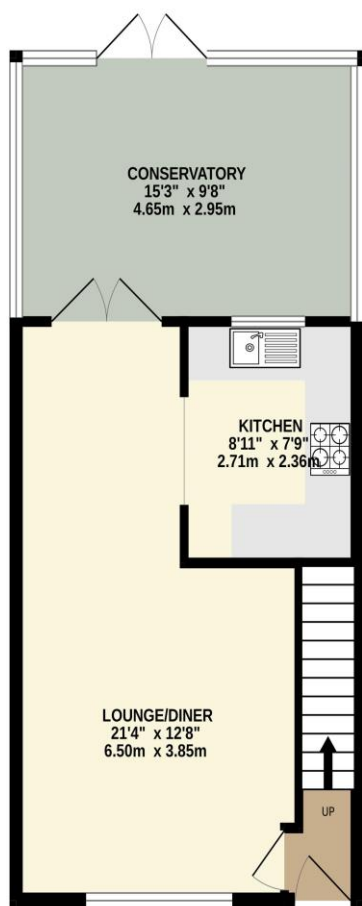
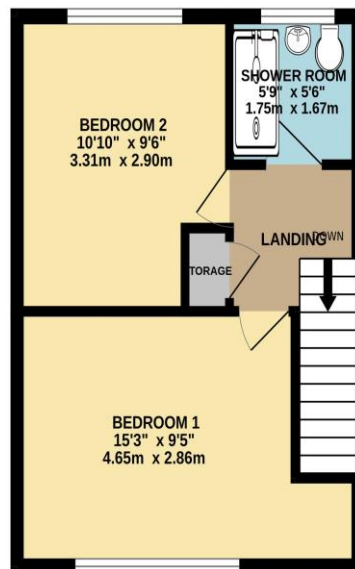




GROUND FLOOR  
473 sq.ft. (44.0 sq.m.) approx.



1ST FLOOR  
309 sq.ft. (28.7 sq.m.) approx.



TOTAL FLOOR AREA: 782 sq.ft. (72.7 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.  
Made with Metropix 11/2024

**Wainwright Estates**

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**58 James Copse Road**  
Lovedean, Waterlooville PO8 9RH

**Price: £290,000**

### DESCRIPTION

This immaculately presented TWO DOUBLE BEDROOM mid terraced property is located in the much requested area of Lovedean in Waterlooville. Internally the property has as a light and airy feel and downstairs consists of a space lounge/diner with neutral tones and decor as well as a modern fitted kitchen. There is also a double glazed conservatory that overlooks your private and seclude rear garden which backs onto woodland. Upstairs you will find two generous sized bedroom and a modern bathroom suite. The property boasts a driveway with ample off road parking as well as a garage in a block. Additional benefits come in the form of the property also being fully double glazed and gas central heated. High levels of interest are expected so don't delay and book your viewing today.

### ACCOMMODATION

#### ENTRANCE HALL

LOUNGE/DINER 21' 4" x 12' 8" Narrowing to 7'6" (6.50m x 3.86m)

KITCHEN 8' 9" x 7' 9" (2.66m x 2.36m)

CONSERVATORY 14' 0" x 9' 8" (4.26m x 2.94m)

#### FIRST FLOOR LANDING

BEDROOM 1 15' 9" x 9' 5" (4.80m x 2.87m)

BEDROOM 2 10' 9" x 9' 6" (3.27m x 2.89m)

SHOWER ROOM 5' 11" x 5' 5" (1.80m x 1.65m)



### OUTSIDE

REAR GARDEN

DRIVEWAY

GARAGE IN BLOCK

