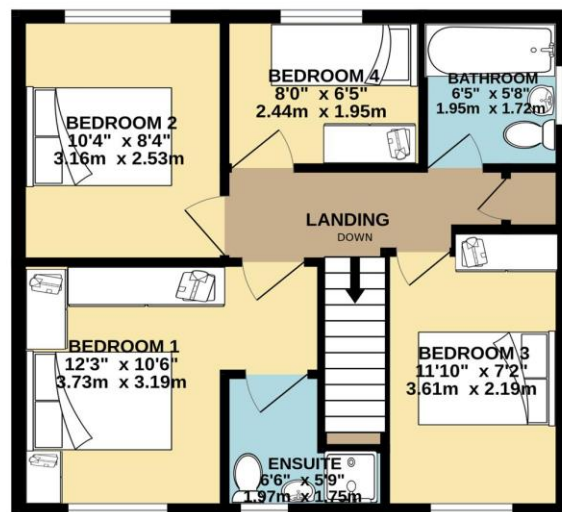
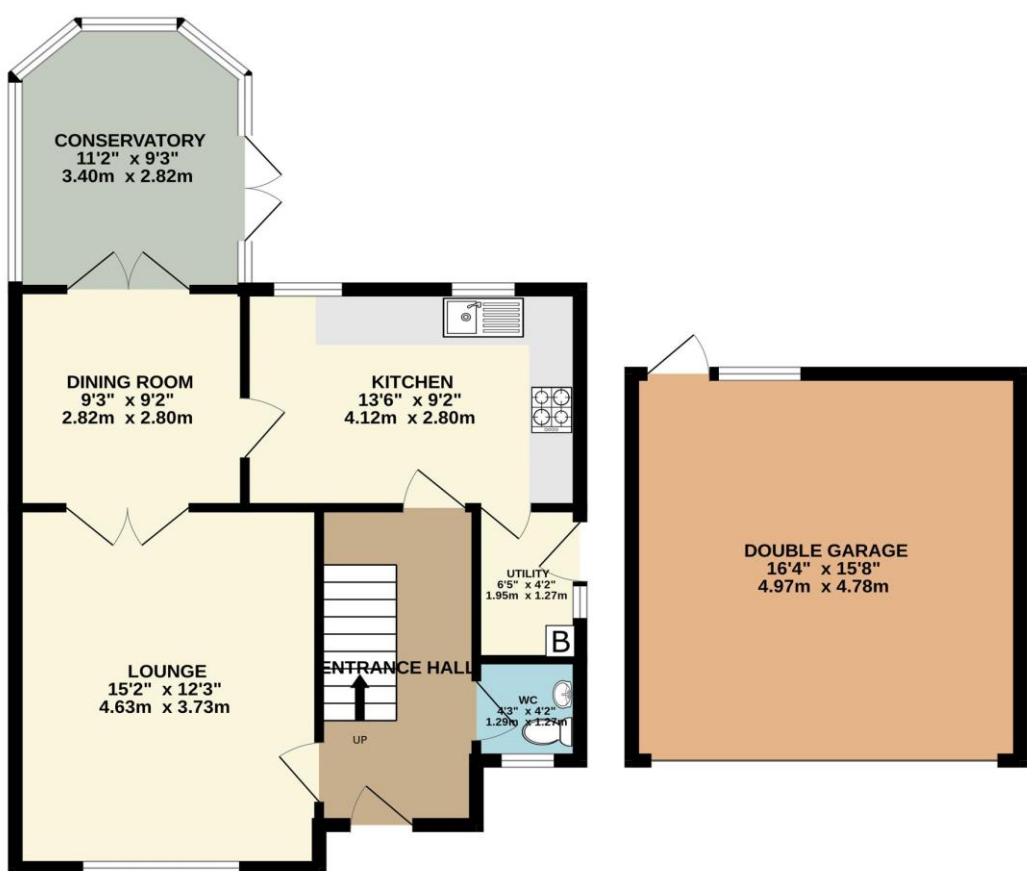




GROUND FLOOR  
878 sq.ft. (81.5 sq.m.) approx.

1ST FLOOR  
457 sq.ft. (42.5 sq.m.) approx.



TOTAL FLOOR AREA : 1335 sq.ft. (124.0 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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**Wainwright Estates**

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**Tel: 02392 264500**

Email: [sales@wainwrightestates.co.uk](mailto:sales@wainwrightestates.co.uk)  
[www.wainwrightestates.co.uk](http://www.wainwrightestates.co.uk)

**42 Grassmere Way**  
Tempest, Waterlooville PO7 8RT

**Price: £550,000**

### DESCRIPTION

Situated on the highly regarded Tempest Estate you will come across this imposing and attractive FOUR Bedroom DETACHED family residence located in Waterlooville. After pulling up on your driveway admire your surroundings before entering the home. The property has been loved and owned by the family since it was built and was one of the original show homes on the Tempest Estate. Internally the property has kept the original layout which consists of a fitted kitchen/breakfast room with separate utility room, a generous sized lounge and separate dining room as well as a handy downstairs cloakroom. The property has the addition of a double glazed conservatory which overlooks your private and secluded rear garden. Upstairs you will find four well proportioned bedrooms for the growing family and the master bedroom benefits from en-suite facilities. There is also a refitted bathroom suite. Additional benefits come in the form of double glazing, gas central heating, a Double GARAGE and the property is being offered with no forward chain. On leaving the property you are ideally situated for the short stroll to the local parade of shops and the highly regarded local schools.

### ACCOMMODATION

ENTRANCE HALL

WC

LOUNGE: 15' 2" x 12' 3" (4.62m x 3.73m)

DINING ROOM: 9' 3" x 9' 2" (2.82m x 2.79m)

CONSERVATORY: 11' 2" x 9' 7" (3.40m x 2.92m)

KITCHEN: 13' 6" x 9' 2" (4.11m x 2.79m)

UTILITY: 6' 5" x 4' 2" (1.95m x 1.27m)



### FIRST FLOOR

BEDROOM 1: 10' 6" x 8' 4" (3.20m x 2.54m)  
EN-SUITE SHOWER ROOM

BEDROOM 2: 10' 5" x 8' 6" (3.17m x 2.59m)

BEDROOM 3: 11' 3" x 7' 3" (3.43m x 2.21m)

BEDROOM 4: 8' 0" x 6' 5" (2.44m x 1.95m)

BATHROOM: 6' 6" x 5' 6" (1.98m x 1.68m)

### OUTSIDE

REAR GARDEN

DOUBLE GARAGE: 16'4" x 15'8"

