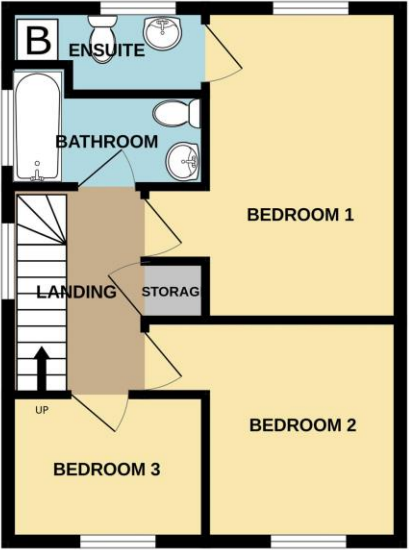
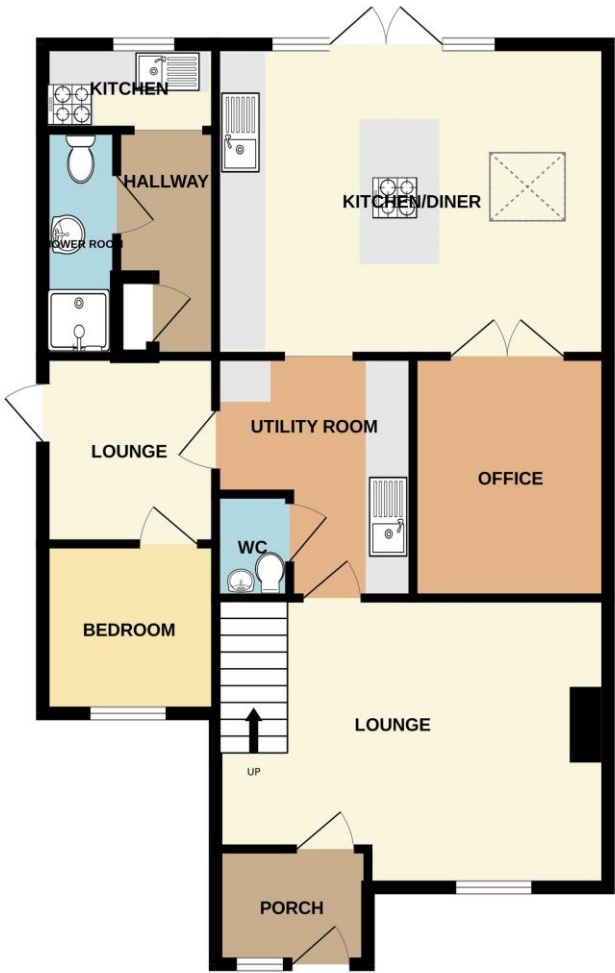




GROUND FLOOR

1ST FLOOR



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 6/2025

Wainwright Estates
10 The Precinct, London Road
Waterlooville, Hampshire PO7 7DT

Tel: 02392 264500
Email: sales@wainwrightestates.co.uk
www.wainwrightestates.co.uk

34 Edgefield Grove
Tempest, Waterlooville PO7 8NX

Price: £435,000

DESCRIPTION

SELF CONTAINED ANNEXE!!! Offering extremely flexible accommodation this well presented Three/four bedroom link detached property is located in the ever popular Tempest Estate in Waterlooville. Internally the current owners have transformed the home and it now has many unique and beautiful features. The hub of the home is the modern fitted kitchen/diner with luxurious central island and underfloor heating. Winter evenings can be spent in your generous sized lounge with feature wood burner, you will also find an additional reception room which could be utilised as a home office as well as a separate utility room. The property also boasts a self contained annex with its own front door and bijou accommodation comprising of a bedroom, lounge, shower room and kitchen. Upstairs you will find three well proportioned bedrooms with the master benefiting from a handy w/c, as well as a family bathroom. Outside there is a peaceful low maintenance rear garden with brick built BBQ. Additional benefits come in the form of a private driveway and the property is fully double glazed and gas central heated.

ACCOMMODATION

ENTRANCE PORCH

LOUNGE: 12' 7" x 17' 3" Narrowing to 12'1" (3.83m x 5.25m)

UTILITY ROOM: 7' 9" x 4' 6" (2.36m x 1.37m)

WC

OFFICE: 10' 6" x 8' 7" (3.20m x 2.61m)

KITCHEN/DINER: 17' 2" x 13' 8" (5.23m x 4.16m)

FIRST FLOOR

BEDROOM 1: 13' 6" x 8' 8" (4.11m x 2.64m) WITH EN-SUITE WC



BEDROOM 2: 11' 3" x 9' 6" (3.43m x 2.89m)

BEDROOM 3: 8' 4" x 6' 4" (2.54m x 1.93m)

BATHROOM

ANNEX

LOUNGE: 8' 1" x 7' 7" (2.46m x 2.31m)

BEDROOM: 7' 7" x 7' 4" (2.31m x 2.23m)

SHOWER ROOM: 5' 4" x 3' 3" (1.62m x 0.99m)

KITCHEN AREA

OUTSIDE

DRIVEWAY AND REAR GARDEN

