

Offers in excess of £340,000  
Woolston, Southampton, Hampshire, SO19



 4  
Bedrooms

 2  
Bathrooms



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Welcome to Fern Road! A beautifully extended semi-detached property in the heart of Sholing, this home offers versatile accommodation perfect for a growing family. The spacious open plan living area, modern fitted kitchen, utility room and downstairs bathroom provide all the comforts needed for everyday living.

# Lets Sell please to present this - Stunning Extended Semi-Detached Home on Fern Close, Sholing (SO19)

Discover versatile family living in this beautifully extended semi-detached house, perfectly positioned in a peaceful cul-de-sac in Sholing, Southampton.

## Ground Floor Highlights

- **Spacious Open-Plan Living:** A bright and welcoming open-plan layout seamlessly connects the living area with a stylish modern kitchen—ideal for both relaxed family life and entertaining friends.
- **Handy Utility & Downstairs Bathroom:** Practical utility room and ground-floor bathroom for everyday convenience.
- **Flexible Spaces:** A separate dining room for formal meals and a dedicated office for home working, hobbies, or study time.
- **Garden Retreat:** The enclosed rear garden offers side access and raised seating areas—perfect for summer barbecues, outdoor dining, or unwinding in the sunshine.

## First Floor

- **Four Well-Proportioned Bedrooms:** Comfortable and adaptable spaces for every family member.
- **Family Bathroom:** Centrally located and designed for busy mornings or relaxing soaks.

## Outside & Transport Links

- **Driveway Parking:** Off-road parking at the front for ease and peace of mind.
- **Great Commuter Access:** Within walking distance to Sholing train station for quick connections into Southampton city centre, plus excellent road links to the M27.

## Location Perks – Life in Sholing

- **Schools Nearby:**
  - Weston Park Primary School

- Ludlow Junior School

- St Monica Primary School

- **Further Education:** Just a short drive to Itchen Sixth Form College, offering a wide range of courses for older students.
- **Shopping & Essentials:** A large Lidl supermarket in Woolston is only minutes away, alongside local convenience stores, takeaways, and small independent shops for day-to-day needs.
- **Leisure & Green Space:** Enjoy nearby parks, playgrounds, and walking routes for fresh air and outdoor fun.
- **Community Feel:** Sholing offers a friendly neighbourhood vibe with local clubs, activities, and a strong sense of community spirit.

## Why You'll Love This Home

This property combines stylish modern living with flexible family-friendly spaces in a quiet, well-connected location. With excellent schools, shops, and transport links right on your doorstep, it's the perfect place to put down roots.


**Arrange your viewing today** and see for yourself the charm and practicality of life on Fern Close.



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## Woolston, Southampton, Hampshire, SO19



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	60	65
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

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