



30 The Brackens
Dibden Purlieu, Southampton
Asking Price Of £215,000



- SEMI DETACHED HOUSE
- ONE DOUBLE BEDROOM
- FITTED KITCHEN
- SPACIOUS LOUNGE

EPC Rating

D



Property Description

LOUNGE 12' 8" x 9' 10" (3.86m x 3m) A light and bright lounge, complete with side aspect patio doors leading to the garden, and a front aspect double glazed window, both flooding the room with natural light. The room features a modern grey carpet and a Baxi wall mounted gas heater, and there is room for a sofa and lounge furniture.

The attractive feature wall and archway entrance leading to the kitchen, gives an open plan feel, whilst maintaining a sense of separation.



KITCHEN 9' 5" x 6' 6" (2.87m x 1.98m) The kitchen has modern white wall and base units, with pale beige worktops, and a breakfast bar for casual dining. There is a stainless steel sink and drainer with a chrome mixer tap, and there is a useful built in storage cupboard. The oak vinyl flooring and beige wall tiles give the space a contemporary feel, and the side aspect window provides natural light. There is space and plumbing for a washing machine, and space for a cooker and a fridge freezer.



BEDROOM 12' 9" x 10' 0" (3.89m x 3.05m) A spacious double bedroom on the first floor. The bedroom features double aspect windows to the front and side, allowing for plenty of natural light to flood the space. Stay cozy with the wall mount Baxi Brazilla slimline 5 gas heater, perfect for chilly evenings. The bedroom also benefits from built-in wardrobes with sliding doors for ample storage, as well as an airing cupboard with a hot water tank.



BATHROOM 6' 5" x 6' 0" (1.96m x 1.83m) This lovely home features a bathroom with a taupe suite, complete with a bath and electric shower. The room also includes a pedestal wash hand basin, a W.C, and a side aspect double glazed window allowing natural light to flood in.

GARDEN The property boasts a surprisingly spacious rear garden, perfect for relaxing or entertaining guests. Enclosed with fencing and attractive brick walls, the garden is mainly laid to lawn with a convenient patio area located just outside the patio doors from the lounge. You'll also find a useful garden shed for storage, while a side access gate provides easy entry to the front of the property. The garden is complemented by flourishing flower borders with mature shrubs, creating a picturesque and peaceful outdoor space.



PROPERTY INFORMATION Introducing this charming one-bedroom semi-detached house located in the sought-after residential area of Dibden. Situated conveniently close to schools, shops and amenities, this property offers the perfect blend of comfort and convenience.

On the ground floor, you'll find a good-sized lounge and a fitted kitchen, perfect for relaxing and entertaining. Upstairs, you'll discover a modern bathroom, a spacious double bedroom with built-in wardrobes, and a landing with a loft hatch. Outside, you can enjoy a large private rear garden, ideal for weekend barbecues and relaxing in the sun. The property also comes with a private parking space for your convenience. Other features include gas heaters and UPVC double glazing. The EPC rating is D, and NFDC Council tax band B.



AREA INFORMATION Situated in the desirable Dibden location, this property boasts easy access to schools, shops, and amenities, making it a perfect choice for families or professionals alike. Nestled just a stone's throw away from the charming market town of Hythe, residents can enjoy the bustling Tuesday market, a variety of shops, cafes, and restaurants right on their doorstep.



For nature lovers and outdoor enthusiasts, the picturesque New Forest National Park is just minutes away, offering a plethora of scenic beauty and recreational opportunities. Additionally, those craving a day by the sea will appreciate the close proximity to the local beaches of Calshot and Lepe, perfect for a relaxing day out.

With excellent transport links to Southampton and beyond, commuting is a breeze for residents of this property. Whether you're looking to enjoy the vibrant town life, explore the stunning natural surroundings, or simply relax by the sea, this property offers the perfect balance of convenience and relaxation. Don't miss the opportunity to view this fantastic property in person.



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.
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