



4 Verne Close, Whiteley, PO15 7NG

Asking Price £560,000



Verne Close |

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W&W are delighted to offer for sale this beautifully located five bedroom detached family home with spacious accommodation set across three floors. Generous open plan living downstairs with up to three reception rooms along with the kitchen/breakfast room, utility room & cloakroom are to the ground floor. Guest bedroom with en-suite, three further bedrooms and family bathroom take up the first floor and the impressive master with en-suite spans the entire top floor. The property also enjoys a rear enclosed garden, garage & driveway parking.

Verne Close is situated in the 'Sweethills Crescent' area of Whiteley with 'Cornerstone' Primary School being a 15 minute walk away & 'Whiteley Primary School' also within walking distance. Further shops, eateries & amenities can be found at Whiteley Shopping Centre which is a mile away. Excellent transport links are easily accessible from the property including A27, M27 & Swanwick train station





No Chain Ahead

Five Bedroom Detached Family Home Situated Down A Private Driveway

Impressive Views Of Woodland To The Front

Open Plan Lounge/Family Room With Oak Wood Effect Flooring & Double Doors Opening Out Onto The Rear Garden

Modern Fitted Kitchen/Breakfast Room With Built In Double Oven, Hob & Space For Dishwasher

Utility Room With Matching Worktops & Units Offering Space For Further Appliances

Dual Aspect Dining Room

Ground Floor Cloakroom

Galleried Landing with French Doors Opening to Juliet Balcony

Master Bedroom Spanning the Entire Top Floor With Built In Wardrobes & Three Velux Windows

Generous En-Suite Shower Room

Four Further Bedrooms & Guest Suite also Enjoying En-Suite Shower Room

Three Piece Family Bathroom

Replaced Worcester Boiler

Front & Rear Gardens Majority Laid To Lawn

Garage & Driveway Parking

Estate Management Charge Approx. £310.97 PA

### ADDITIONAL INFORMATION

Property construction - Traditional Brick Built

Electricity supply - Mains

Water supply - Mains

Sewerage - Mains

Heating - Gas central heating

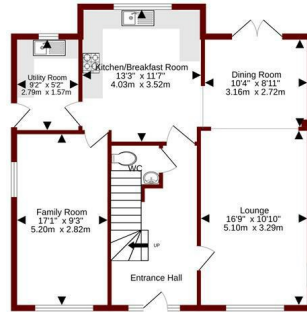
Broadband - There is broadband connected to the property

Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

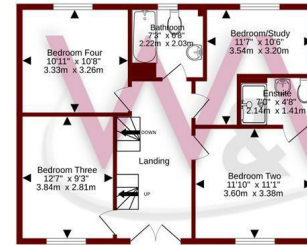
The current seller informs us that they have mobile signal and are no current black spots. Please check here for all networks - <https://checker.ofcom.org.uk/>



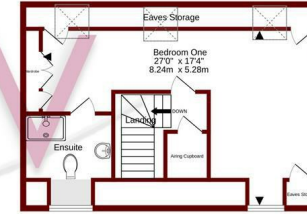
Ground floor  
788 sq.ft. (73.2 sq.m.) approx.



1st floor  
647 sq.ft. (60.1 sq.m.) approx.



2nd floor  
782 sq.ft. (70.8 sq.m.) approx.



TOTAL FLOOR AREA : 2197 sq.ft. (204.1 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		78	86
	EU Directive 2002/91/EC		

Council Tax Band - F

Tenure - Freehold

Current EPC Rating - C

Potential EPC Rating - B

H3 Whiteley Shopping Centre

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