



59 Dumas Drive, Whiteley, PO15 7LU

Asking Price £343,000

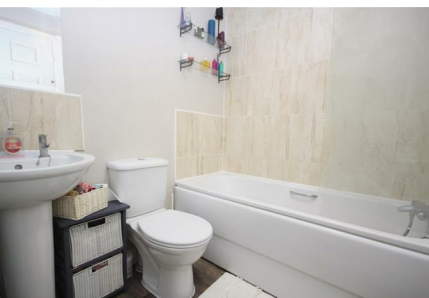


Dumas Drive |
Whiteley | PO15 7LU
Asking Price £343,000

W&W are delighted to offer for sale this three double bedroom home. The property boasts three double bedrooms, lounge/dining room, kitchen, downstairs cloakroom & modern family bathroom. The property also benefits from a rear landscaped garden and two allocated parking spaces.

Dumas Drive is located in the 'Sweethills Crescent' area of the ever popular village of Whiteley, the shopping centre is within a 25 minute walk with plenty of woodland shortcuts. The local Co Op alongside takeaways, hairdressers & School are just a walk away. Swanwick Train Station is within walking distance and other excellent transport links are easily accessible including A27 & M27. The property is also in the catchment area for both Whiteley Primary and Cornerstone as well as a day nursery.





Extremely Well Presented Three Bedroom Home

Three Double Bedrooms

Welcoming Entrance Hall With Attractive Laminate Wood Effect Flooring Flowing Through Into The Lounge

Modern Kitchen Enjoying Built In Oven/Hob With Space For Additional Appliances

Lounge/Dining Room With Feature Understairs Storage Cupboard & Double Doors Opening Out Onto The Garden

Downstairs Cloakroom Comprising Two Piece Suite

Two Double Bedrooms To The First Floor

Modern Family Bathroom Comprising Three Piece White Suite, Attractive Tiling & Large Storage Cupboard

Dual Aspect Main Bedroom To The Top Floor

Top Floor Landing Perfect For Hobby Area

Landscaped Rear Garden Laid To Paved Patio With Area Laid To Lawn, Raised Flower/Shrubbery Beds & Hard Standing For Impressive Storage Shed

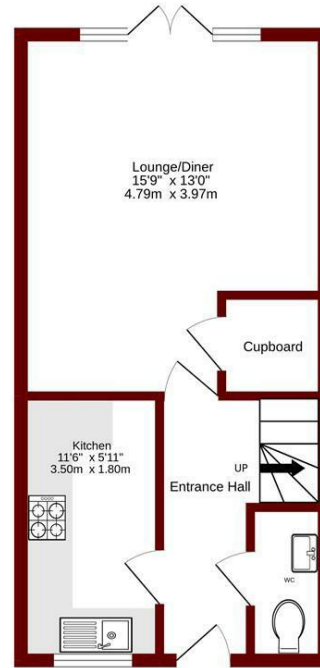
Gated Allocated Parking To The Rear For Vehicle & One Allocated Parking Space To The Front

Estate Management Charge TBC

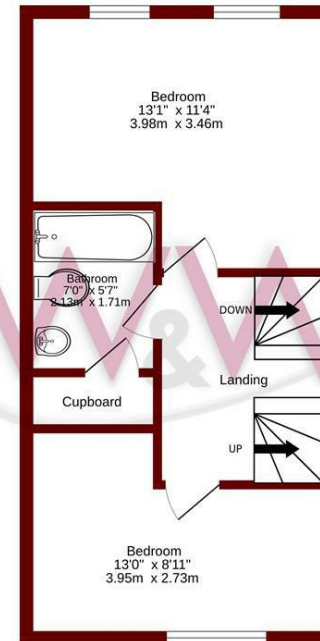
Walking Distance To The Local Whiteley Cornerstone Primary School



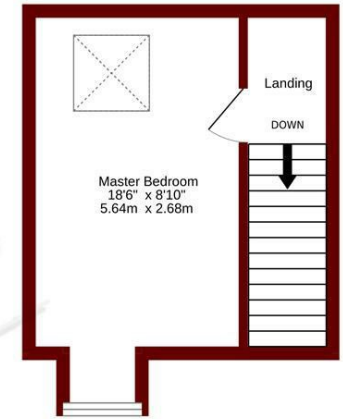
Ground floor
357 sq.ft. (33.1 sq.m.) approx.



1st floor
357 sq.ft. (33.1 sq.m.) approx.



2nd floor
203 sq.ft. (18.9 sq.m.) approx.



TOTAL FLOOR AREA : 916 sq.ft. (85.1 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) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC	78	89

Council Tax Band - C

Tenure - Freehold

Current EPC Rating - C

Potential EPC Rating - B

H3 Whiteley Shopping Centre

Whiteley Way

Whiteley

Hants

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