



5 Castilian Way, Whiteley, PO15 7NR

Asking Price £250,000



Castilian Way |

Whiteley | PO15 7NR

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** Unexpectedly re-available 23.07.2024 ** W&W are delighted to offer for sale this recently improved '2024' re-decorated & re-carpeted two double bedroom coach house. The property boasts two bedrooms, lounge/dining room, kitchen, bathroom & en-suite shower room to the main bedroom. The property also benefits from a double carport.

Castilian Way is accessed via Botley Road, Swanwick & enjoys woodland walks close by, including a short cut through to the local Whiteley Primary School & Co Op. Also within walking distance are the amenities of both Park Gate & Whiteley including Swanwick train station.





Well presented two double bedroom coach house

No chain ahead

Recently improved '2024' Re-decorated & Re-carpeted throughout

Lounge/dining room with feature Juliette balcony

Modern kitchen boasting built in oven/hob & dishwasher with space for washing machine and fridge/freezer

Landing boasting built in storage cupboard

Main bedroom enjoying en-suite shower room comprising three piece white suite

Additional bedroom with window to the front

Main bathroom comprising three piece white suite

Double carport providing parking for vehicles

External storage cupboard underneath the staircase

Walking distance to local shops, schools & train station

Estate management charge approx. £196.32 PA

ADDITIONAL INFORMATION

Property construction - Traditional brick

Electricity supply - Mains

Water supply - Mains

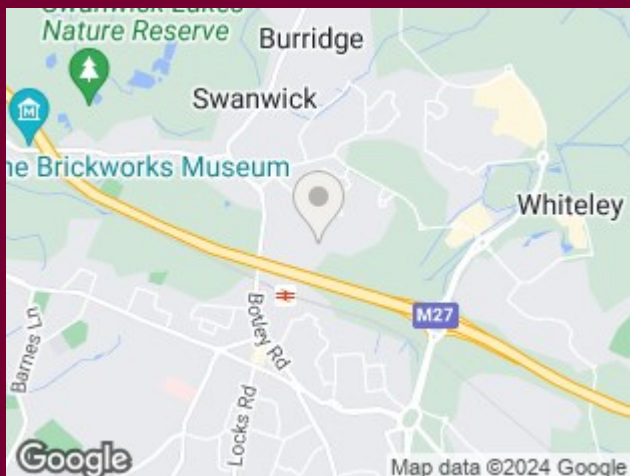
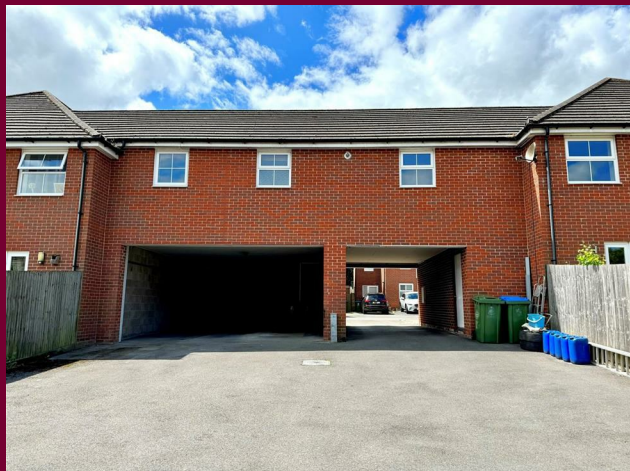
Sewerage - Mains

Heating - Gas central heating with replacement Vaillant combination boiler

Broadband - There is no broadband connected to the property

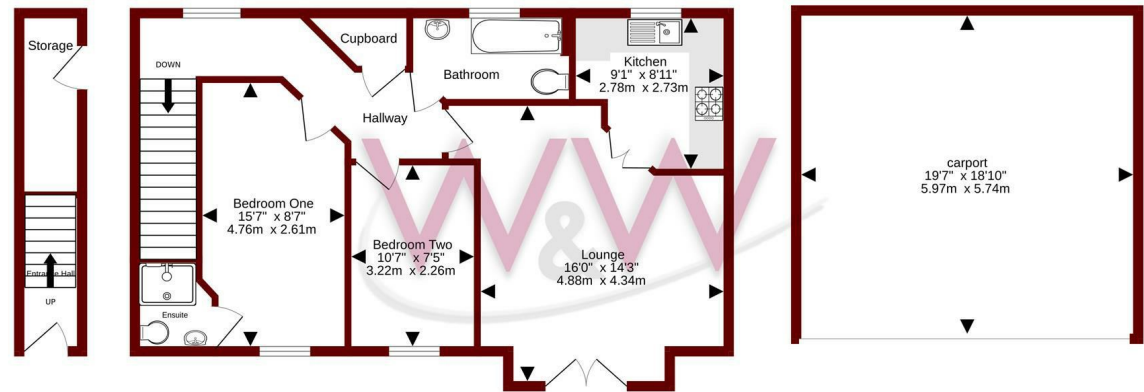
Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

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/>



1st floor
747 sq.ft. (69.4 sq.m.) approx.

Carport
369 sq.ft. (34.3 sq.m.) approx.



TOTAL FLOOR AREA : 1116 sq.ft. (103.7 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		76	78
EU Directive 2002/91/EC			

Council Tax Band - B - £1604.87 Per Annum

Tenure - Freehold

Current EPC Rating - C

Potential EPC Rating - C

H3 Whiteley Shopping Centre

Whiteley Way

Whiteley

Hants

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