



97 Angelica Way, Whiteley, PO15 7HY

Asking Price £265,000





Angelica Way |

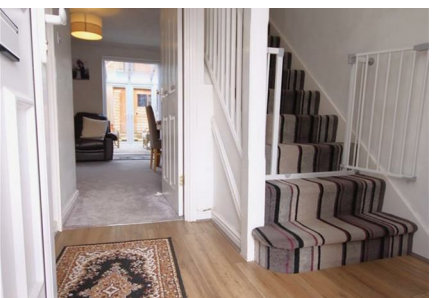
Whiteley | PO15 7HY

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W&W are delighted to offer for sale this well presented & improved two bedroom terraced house. The property boasts two bedrooms, kitchen, lounge/dining room, conservatory & family bathroom. The property also benefits from a rear enclosed low maintenance garden & driveway parking to the front for two vehicles.

Angelica Way is ideally positioned with the fantastic amenities of Whiteley Shopping Centre less than a 1 minute walk away, providing a variety of shops and eateries alongside cinema, gym & supermarket. Excellent transport links are close by including the M27, A27 & Swanwick train station.





Well Presented & Improved Two Bedroom Terraced House

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

Kitchen Boasting Solid Wood Worktops, Attractive Wall Tiling, Oven/Hob To Remain With Space For Additional Appliances

Spacious Lounge Benefitting From Built In Storage Cupboard & Electric Remote Controlled Contemporary Fire To Remain

Glass Roof Conservatory With Double Doors Opening Out Into The Rear Garden

Main Bedroom Boasting Built In Wardrobe

Second Bedroom With Window To The Rear

Family Bathroom Comprising Three Piece White Suite

'2022' Replacement Carpet In The Lounge

Rear Enclosed Low Maintenance Garden Laid To Paved Patio With Raised Shrubbery & Shed To Remain

Driveway Parking To The Front For Two Vehicles

Strolling Distance To Whiteley Shopping Centre

Ideal First Time Buy Or Investment Opportunity

### **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 and the seller informs us that this is supplied by Virgin Media

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/>



