



Selbon

Residential sales & lettings

Willowbourne, Fleet,
Hampshire, GU51 5BN
Offers over £450,000 Freehold



01252 979300
Selbonproperty.co.uk

- Edenbrook Development
- Two Parking Spaces
- Landscaped Garden
- Two Bathrooms
- Living/Dining Room
- Close Proximity to Edenbrook Country Park
- EV Charging Point
- Backing onto Woodlands
- Finished to a High Standard
- £500 P/A Development Service Charge

Selbon Estate Agents are delighted to offer to the market this three-bedroom terrace home which is situated on the sought after development of Edenbrook. Built in 2013, this property benefits from two parking spaces with an EV charging point, two bathrooms and an enclosed rear garden backing onto Edenbrook Country Park.

Accommodation comprises of a spacious light and airy entrance hall which gives you access to the beautifully presented kitchen. The kitchen offers a range of units, work surfacing, integrated appliances and additional appliance space. At the rear of the property the living/dining room offers spacious accommodation overlooking the rear garden with direct access through a set of French doors into the garden area. The accommodation on the ground floor is finished with a downstairs cloakroom and a generous under stairs storage space.

On the first floor there are three good sized bedrooms with the main bedroom benefiting from en-suite shower facilities, as well as built in wardrobe space. The accommodation is finished with the family bathroom with bath and shower overhead.

The well-presented rear garden offers a generous low maintenance artificial lawn area and a mixture of flowers throughout. Outside the back of the property is a small patio area and at the rear of the garden a decking area can be found which is ideal for al fresco dining. Access to the front of the property and woodlands behind can be found within the garden.

At the front the property offers two allocated parking spaces and an EV charging point. The property is situated with a cul-de-sac location and offers direct access into Edenbrook Country Park.

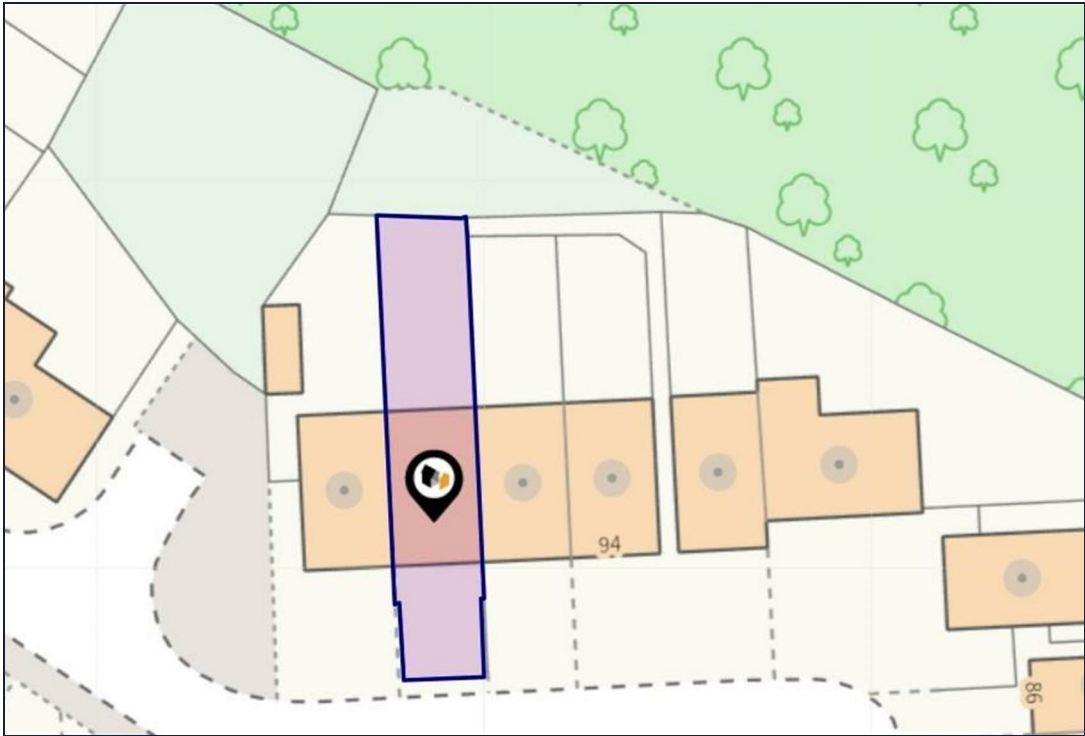
Please note the owners have advised us that there is a £500 P/A development service charge.





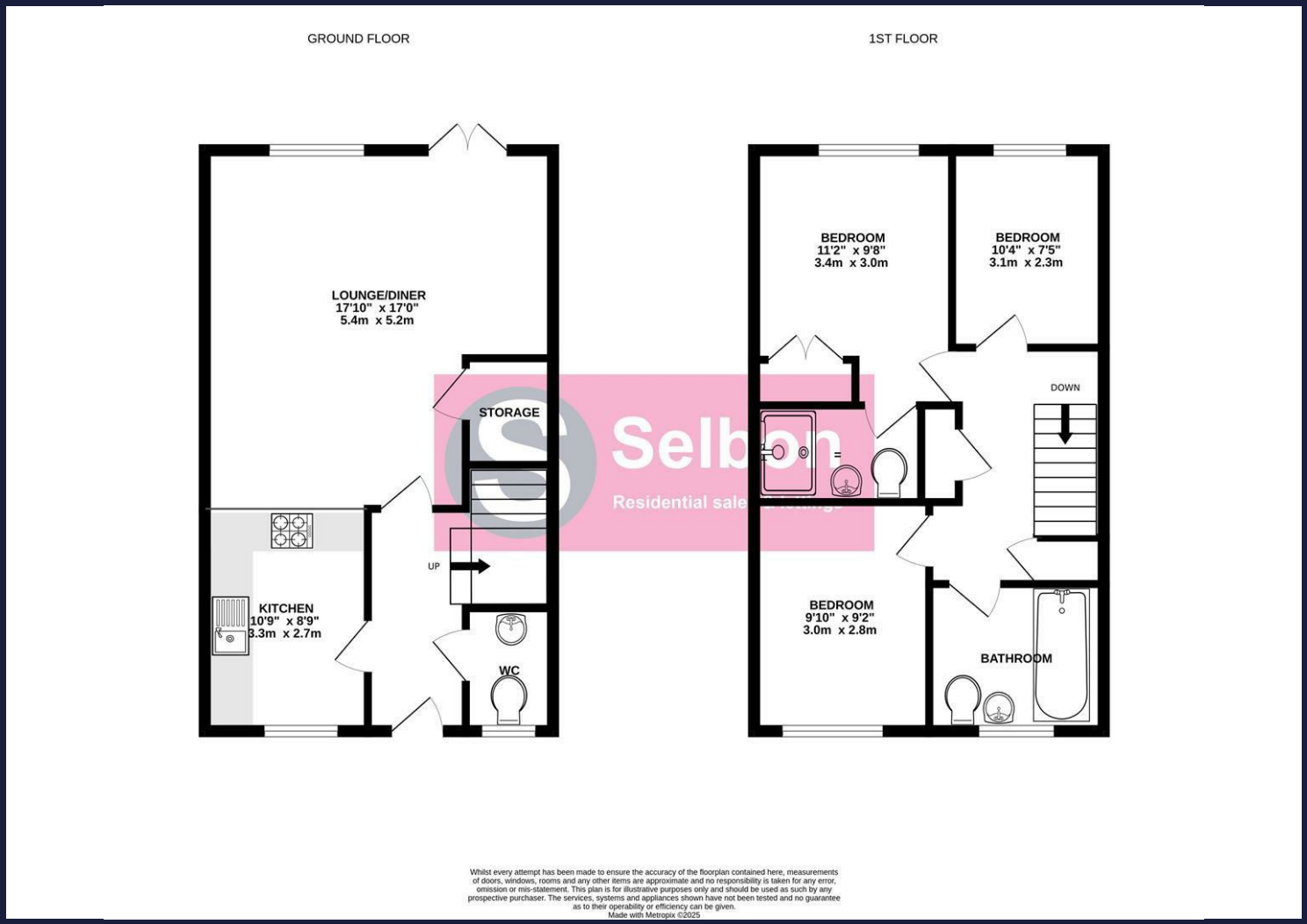




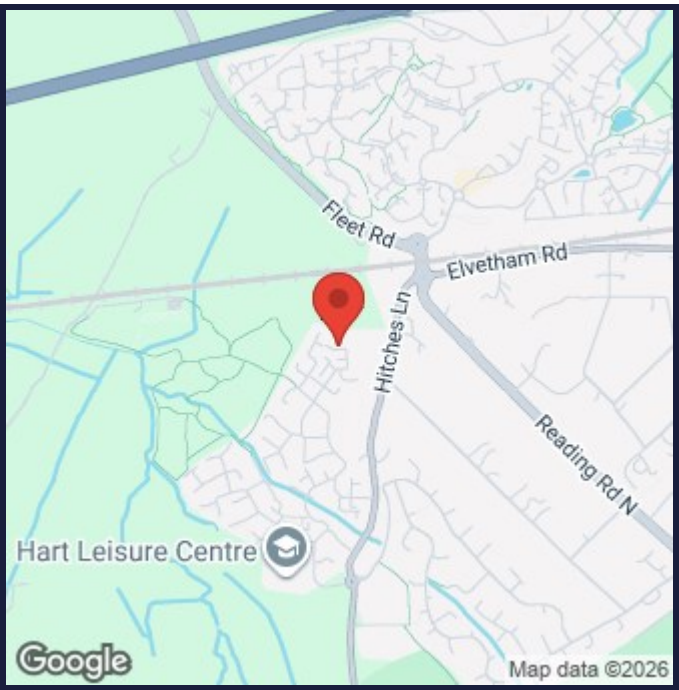




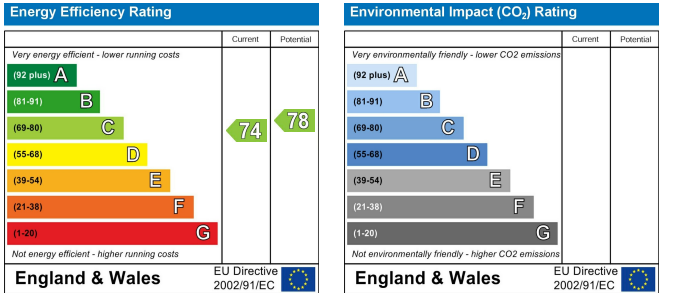
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

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Council Tax Band: D