



18 Crosswell Close, Sholing, Southampton, SO19 8HE

£290,000

WHITE & GUARD

18 Crosswell Close

Sholing, Southampton

INTRODUCTION

Situated in the popular location of Sholing, this two-bedroom semi-detached house is finished to an excellent standard. Accommodation briefly comprises an entrance hall, two double bedrooms, a shower room, a 17ft kitchen/diner, and a lounge. Additional benefits include a large, insulated log cabin in the rear garden and off road parking for two cars.

LOCATION

The property benefits from being within catchment for St Monica Primary School and close to Oasis Academy Secondary School (as per southampton.gov.uk catchment checker). Close to Bitterne and its thriving centre with a train station. Southampton's city centre with its broad range of shops including WestQuay shopping centre, its array of bars, restaurants, cinemas, amenities and mainline railway station is within easy reach. Southampton Airport is also around twenty minutes away. All main motorway access routes are also close by via M27 links east and west bound including M3 to M25 and A3 to London.

- Tenure - Freehold
- Southampton City Council - Band C
- EPC - Grade D





INSIDE

Entering directly into the entrance hall, through the double-glazed featured front door, there is access to initial living accommodation. The entrance hall has a fitted foot matt and stairs laid to carpet leading to the first floor.

The hub of the home is the gorgeous 17ft kitchen/dining room, which has both a double glazed window and a double glazed door to the rear aspect, laid to tiled flooring, has splashback walls and an island with storage under. A range of wall and base units, with cupboards and drawers under and work tops over along with a stainless steel sink/drain. Integrated appliances include a fridge/freezer, a dishwasher, bin storage, an induction hob and a double oven, with extractor over. There is also access to the cloakroom via a door.

The lounge is very light and bright, with a double-glazed bay window to the front aspect. The room is laid to carpets, has fitted shelving to the side of the fire place and has a radiator to one wall.

The landing has a split staircase, is laid to carpets and there is access to the loft via a hatch.

The shower room has an obscure double-glazed window to the side aspect, laid to tiled flooring, has part tiled walls, a shower cubicle, a WC, a wash hand basin with storage cupboard and a fitted mirror.

The master bedroom has a double-glazed bay window to the front aspect, laid to carpeted flooring and has a radiator.

Bedroom two has a double-glazed window to the rear aspect, laid to carpets and has a radiator.

OUTSIDE

The property is set on a large plot, has a fence and wall surrounding, and a driveway at the front for two vehicles. There is a gated side access that leads to the rear of the garden, the garden itself has raised flower beds with an array of flowers, trees and shrubs, along with patio area and artificial grass. Additional benefits include an outside tap and a large log cabin.

The log cabin has two double-glazed windows to the front aspect, double glazed French doors to the front aspect and laid to wood flooring. Additional benefits include insulation, power and lighting, wifi and could be used as a home office/workshop if wanted.



SERVICES

Gas, electricity, water and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

BROADBAND

Superfast Broadband is available with download speeds of up to 67 - 80 Mbps and upload speeds of up to 19 - 20 Mbps. Information has been provided by the Openreach website.

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Disclaimer

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