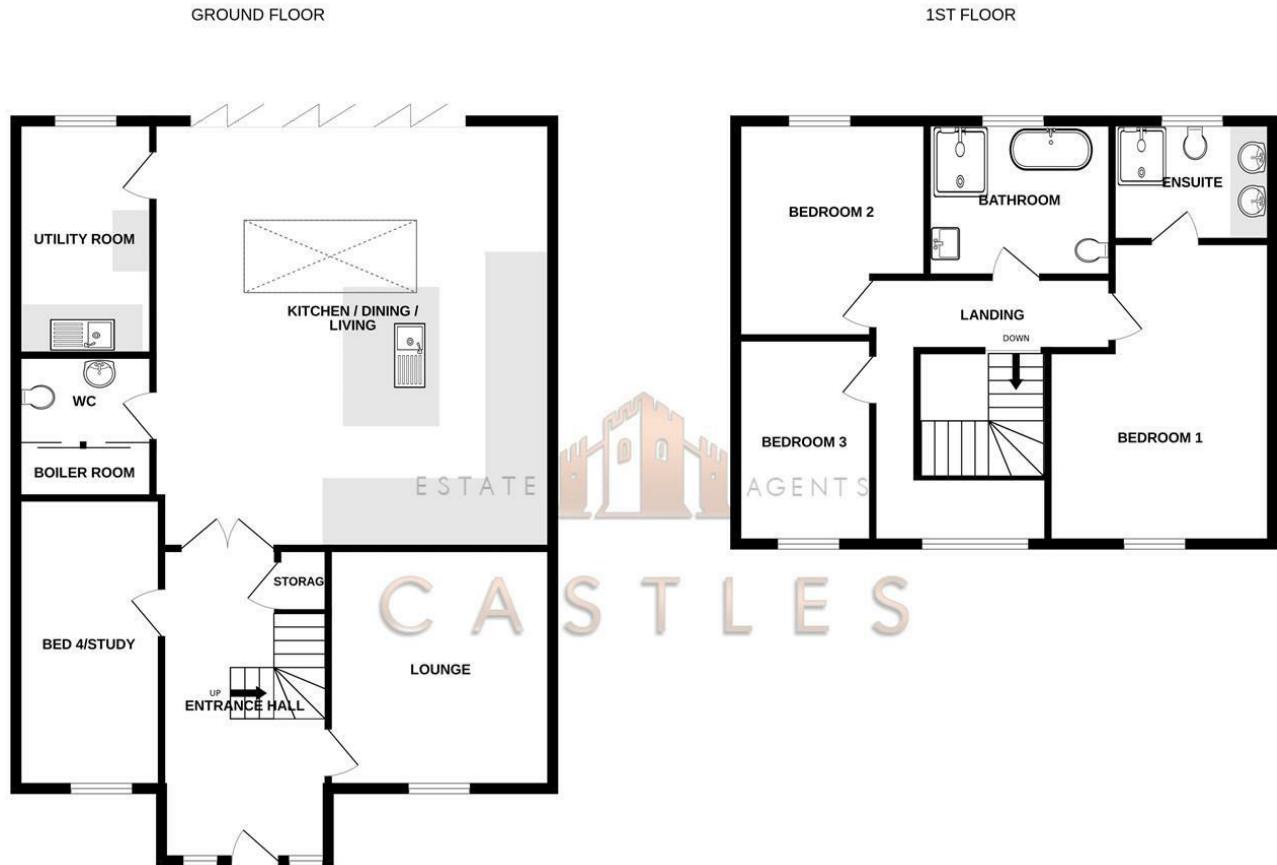
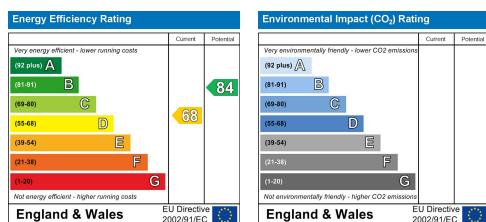


## Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



## 5 The Glade Waterlooville, PO7 7PD

We are pleased to welcome to the market this exceptional four bedroom detached home located in The Glade, Waterlooville.

The property has undergone a full transformation and extended to the front and the rear.

The ground floor consists of a entrance hall offering access into the lounge room at the front and the study/bedroom four. Moving through the double doors into the huge open plan kitchen - dining - living area. This space is flooded with natural light from the bi-folds and skylight with access into a separate utility room and a downstairs w/c. The kitchen features AEG appliances, Lamona integrated dishwasher and Quartz worktops.

Moving upstairs there are three double bedrooms. The primary benefitting from a dressing room and en-suite shower room. A modern four piece bathroom completes the first floor accommodation.

Other benefits to the home are all new heating system and electrics.

Externally the front of the property offers parking for three vehicles comfortably and the rear garden is a generous size, West facing and features a rear patio and lawns.

For more information or to arrange a viewing please call Castles today.

\*Please be aware some of the photos have been virtually staged to give you an idea of how to use the space on offer\*

**Offers over £700,000**

02394 318899

[www.castlesestates.co.uk](http://www.castlesestates.co.uk)

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Directors: Charles Tuson | Gary Agar | Sean Wren

Company Number: 12821075

VAT Number: 356389459

# 5 The Glade

Waterlooville, PO7 7PD



- FOUR BEDROOMS
- REAR EXTENSION
- AEG APPLIANCES
- NEW ELECTRICS

## ENTRANCE HALL

16'8" x 9'2" (5.1 x 2.8)

## LOUNGE

12'9" x 12'1" (3.9 x 3.7)

## STUDY/BEDROOM FOUR

15'5" x 7'6" (4.7 x 2.3)

## KITCHEN/DINING/LIVING

22'11" x 22'7" (7.0 x 6.9)

## UTILITY

6'10" x 13'9" (2.1 x 4.2)

## W/C

4'7" x 6'6" (1.4 x 2.0)

## BEDROOM ONE

16'0" x 13'1" (4.9 x 4.0)

## EN-SUITE SHOWER ROOM

9'6" x 6'2" (2.9 x 1.9)

## BEDROOM TWO

11'5" x 10'2" (3.5 x 3.1)

## BEDROOM THREE

11'1" x 7'10" (3.4 x 2.4)

## BATHROOM

9'10" x 7'2" (3.0 x 2.2)

## Financial Services

If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

## Solicitors

If you are looking for a solicitor to handle the conveyancing process then do let us know as

we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

## Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money laundering checks at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

