





# 89 Hulbert Road

Bedhampton, PO9 3TB

- FOUR BEDROOMS
- KITCHEN/BREAKFAST ROOM
- CONSERVATORY
- LARGE WESTERLY FACING GARDEN
- DETACHED HOUSE
- THREE RECEPTION ROOMS
- ENSUITE TO MASTER
- GARAGE AND PARKING FOR SEVERAL CARS

The 'Westerly' facing rear garden goes on forever, in this charming mock Tudor style detached house! A superb family home with parking for several cars and Garage. The ground floor boasts Kitchen/Breakfast Room, Lounge and separate Dining Area, Study/Bedroom 5, Cloakroom and Conservatory - perfect for soaking up the sun! With four generous bedrooms plus ensuite to master on the first floor it must be seen to be fully appreciated.



As you enter, you are greeted by a spacious kitchen/breakfast room, designed with both style and practicality in mind. This heart of the home is perfect for casual dining and culinary creativity. The adjoining lounge provides a cosy yet elegant space for relaxation, while the separate dining area is ideal for formal meals and entertaining.

A versatile study, which can also serve as a fifth bedroom, offers flexibility to meet the needs of a growing family or the demands of remote work. The ground floor is complemented by a convenient cloakroom and a bright conservatory, which floods the home with natural light and provides a serene space to enjoy the garden views year-round.

Upstairs, the master bedroom features an ensuite bathroom, offering a private retreat for relaxation. Three additional bedrooms provide ample space for family members or guests, ensuring comfort and privacy for all.

The large west-facing garden is a true highlight, offering a peaceful outdoor oasis. The garden features a summer house, perfect for seasonal entertaining or as a quiet retreat, and a generous patio area ideal for al fresco dining and outdoor gatherings.

Additional amenities include a garage and ample parking for several cars, ensuring convenience and security for residents and visitors alike.

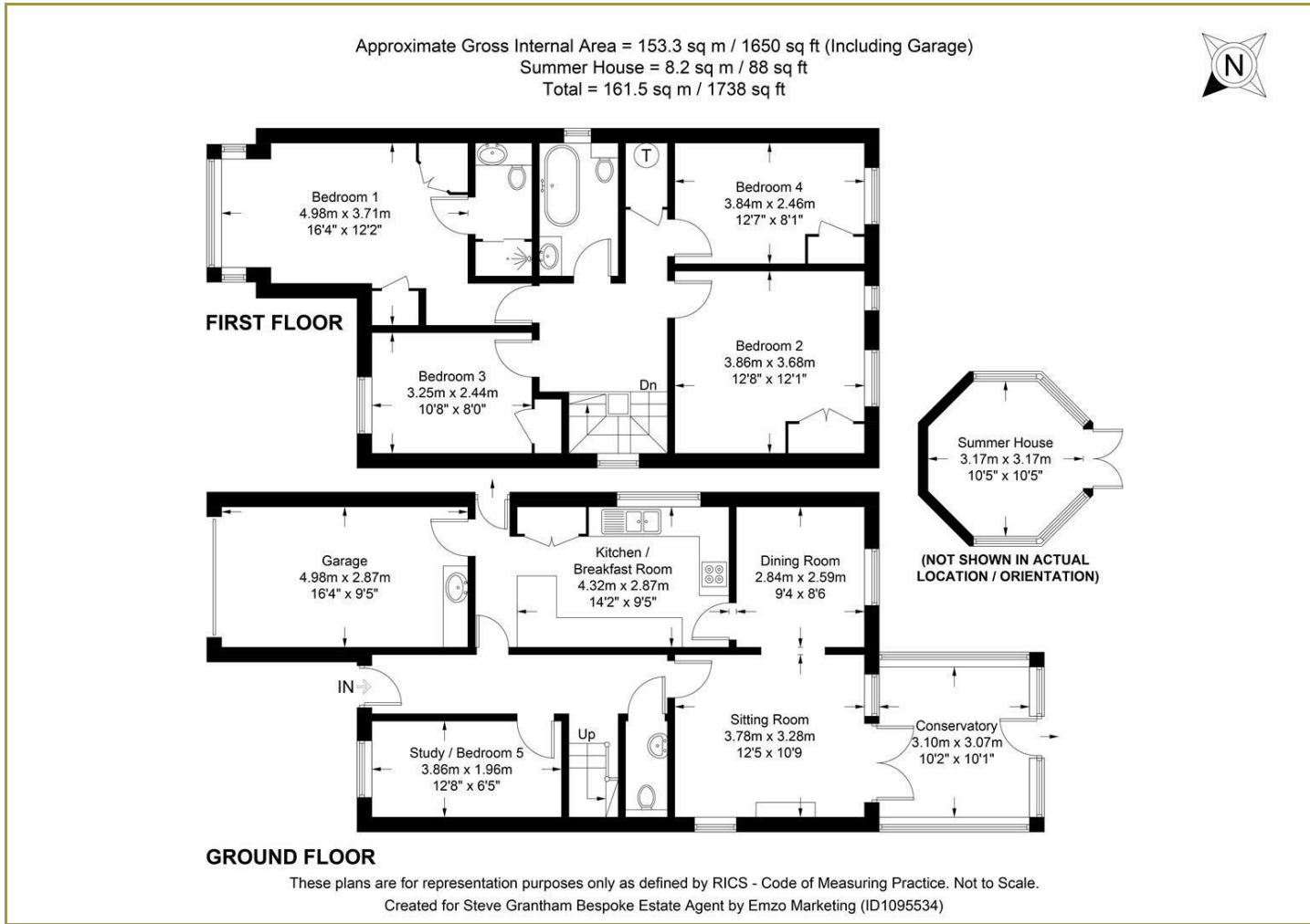
In summary, this four-bedroom detached mock Tudor-style home in Bedhampton offers a blend of classic elegance and modern amenities. With its spacious living areas, versatile rooms, and extensive garden, it provides the perfect setting for a comfortable and sophisticated lifestyle. Welcome to a home where every detail has been thoughtfully designed to enhance your living experience.



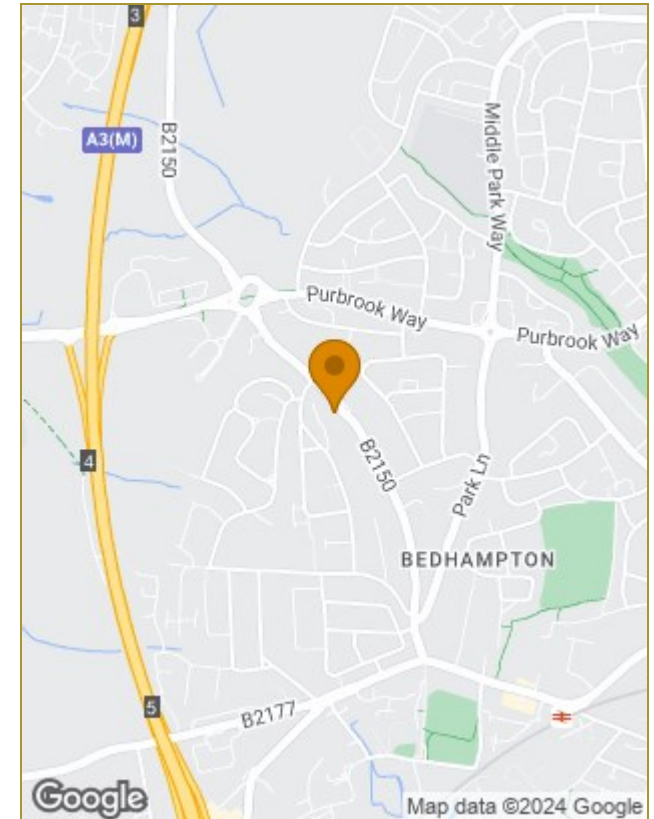




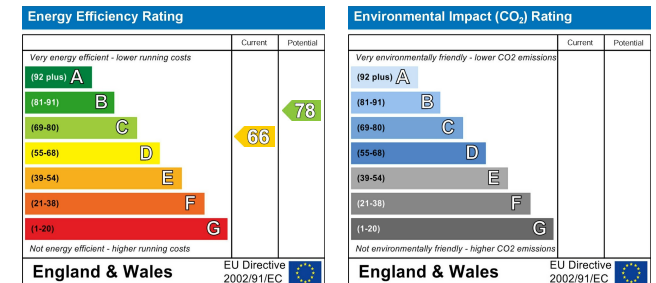
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our Steve Grantham Bespoke Office on 02393 090015 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.