



STEVE GRANTHAM  
BESPOKE ESTATE AGENT

11 Chervil Close, Horndean, PO8 0DZ

Guide price £400,000

3 1 2 C



# 11 Chervil Close

Horndean, PO8 0DZ

- DETACHED FAMILY HOME
- RE-FITTED BATHROOM
- WESTERLY ASPECT REAR GARDEN
- EASY ACCESS TO A3
- THREE BEDROOMS
- GARAGE & CARPORT
- CUL-DE-SAC LOCATION
- LARGE DRIVEWAY

Tucked away at the foot of a peaceful Horndean cul-de-sac, this attractive detached family home offers versatile living accommodation, generous parking, and a delightful westerly-facing garden.



The property is approached via a large block-paved driveway, providing ample off-road parking and access to both the garage and an attached carport.

Inside, you are welcomed by a spacious entrance hallway with stairs leading to the first and lower ground floors, and doors opening into all principal rooms. To the front, a well-proportioned living room enjoys a bright outlook through a large window, creating a warm and inviting space.

The heart of the home is found on the lower ground floor, where the kitchen and dining room sit side by side and enjoy direct access to the garden via French doors—perfect for modern family living and entertaining. A useful cloakroom completes the ground floor.

Upstairs, there are three comfortable bedrooms. The master suite benefits from a range of fitted wardrobes, while the family bathroom has been recently updated with a contemporary four-piece suite.

Outside, the rear garden enjoys a sunny westerly aspect and is neatly arranged with a decked seating area—ideal for alfresco dining—along with a generous lawn.

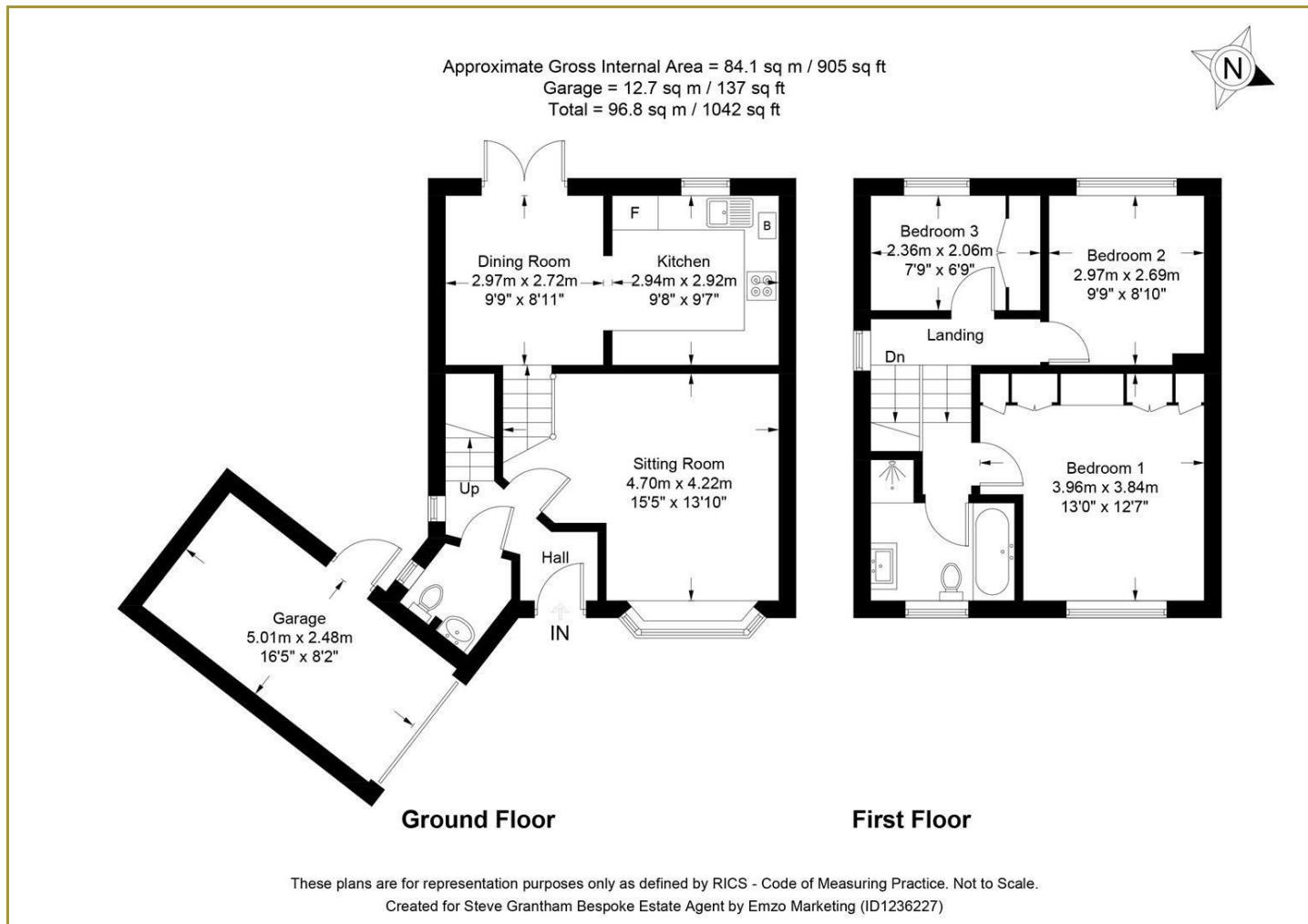
This well-presented property offers an excellent balance of practical features and family-friendly space, all within a sought-after cul-de-sac position in Horndean.



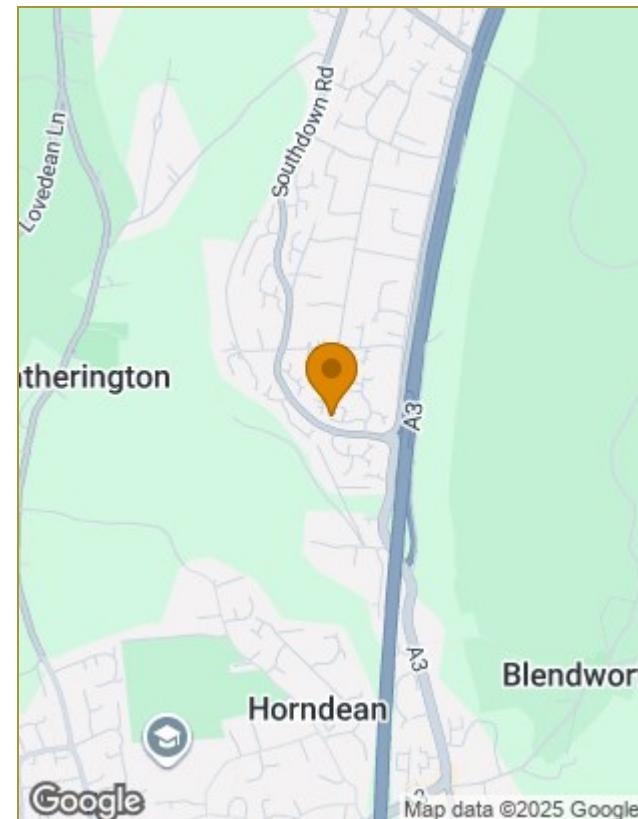




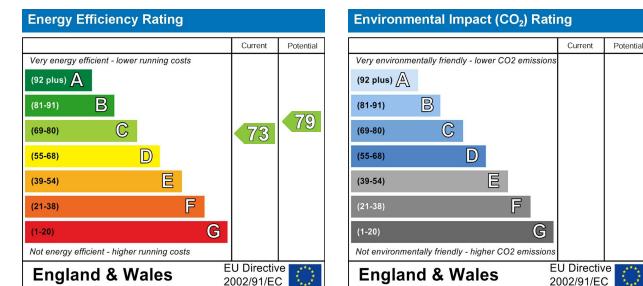
## Floor Plans



## 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.