



1 Solent Road

Drayton, Portsmouth, PO6 1HH

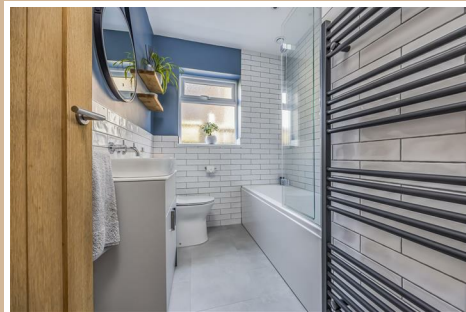
Guide price £550,000



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Welcome to Solent Road...

Nestled in the heart of Drayton's desirable elevated neighbourhood, this deceptively spacious detached chalet bungalow offers an exciting blend of flexible family living, contemporary styling, and spectacular panoramic views towards Langstone Harbour and beyond. Thoughtfully updated by the current owners, this impressive home spans approximately 1,813 sq. ft., offering a wealth of accommodation across two floors, with further potential to extend the large loft area, subject to the necessary planning consents.

From the moment you arrive, it's clear this home has been designed to make the most of its elevated position. A smart brick-paved driveway leads up to the property, framed by a curved retaining wall and flanked by mature shrubs. Double wooden gates provide secure access to the rear garden, while a covered porch shelters the elegant double-glazed front door, which is framed by frosted glass side panels and a matching top light, flooding the entrance hall with natural light.

Welcoming Entrance and Thoughtful Layout;

Step inside, and the L-shaped hallway immediately sets the tone, offering both warmth and practicality. Attractive Karndean flooring flows seamlessly through much of the ground floor, while a built-in double-doored cupboard provides useful storage for coats, shoes, and household essentials.

The hallway leads directly into the open-plan kitchen and dining room, creating a sociable heart to the home – ideal for modern family life. To the right, the sitting room provides a cosy retreat, featuring dual-aspect windows that flood the space with light, plus a stylish roll-top radiator and contemporary dimmer switches for tailored lighting.

Stylish Bedrooms and Modern Bathrooms:

On the ground floor, there are three generously sized bedrooms, each beautifully presented. The main bedroom enjoys tranquil garden views and boasts a wall of floor-to-ceiling built-in wardrobes, offering superb storage. This room also benefits from a luxurious en-suite shower room, fitted with a large shower cubicle, drench shower, contemporary sanitary ware, and sleek tiling.

The second bedroom, another spacious double, also features dual-aspect windows, creating a bright and airy feel. The third bedroom, while slightly smaller, still offers ample space for a double bed, nursery, or home office, making it incredibly versatile.

The family bathroom has been stylishly refitted, with a modern white suite including a panelled bath with overhead shower, a sleek wash basin, and a concealed cistern WC. Full-height tiling, Karndean flooring, and a heated towel rail complete the polished look.

Sociable Kitchen & Dining Hub:

The true heart of the home is the fabulous open-plan kitchen and dining space. The kitchen area itself is fitted with a comprehensive range of contemporary light grey units, complemented by sleek white worktops. A freestanding Rangemaster cooker takes pride of place beneath a stainless steel extractor, while integrated appliances, including a Bosch dishwasher, ensure seamless practicality. Under-unit lighting and spotlights enhance the modern feel.

A double-glazed window overlooks the garden, while bi-fold doors in the dining area open directly onto the garden, creating the perfect flow for alfresco dining and summer entertaining. This inviting space is completed by a tall, contemporary radiator and ample room for a large dining table – perfect for family meals or hosting friends.

Adjacent to the kitchen, a practical utility room houses additional storage, a sink, and space for laundry appliances, keeping household tasks neatly tucked away.

Flexible First Floor with Stunning Views:

A contemporary staircase with chrome spindles leads up to the first-floor accommodation, which offers impressive flexibility for growing families or those seeking adaptable work-from-home space. The large L-shaped playroom spans over 17 feet and could easily be used as a fourth bedroom, hobby room, or teenage den. This space features a double-glazed dormer window to the front, offering sensational far-reaching views over rooftops towards Langstone Harbour and the city skyline beyond.

Two further store rooms are also located on this floor – ideal for seasonal storage or potential conversion into additional living space. One features a Velux window with rear views towards Portsdown Hill, while the other offers ample storage with built-in shelving. Combined, the first floor presents endless potential for further development, subject to planning – whether you envision a luxurious master suite, additional bedrooms, or a dedicated home office.

Landscaped Garden & Outdoor Entertaining:

Outside, the property continues to impress. The front driveway offers off-road parking for multiple vehicles and leads down the side of the house to the rear garden. Here, twin wooden gates open into a beautifully landscaped, low-maintenance garden designed for relaxing and entertaining.

A paved patio area offers space for dining or lounging, while steps lead up to a raised deck – the perfect sun trap for morning coffee or evening drinks. The garden is enclosed by railway sleeper-style borders, filled with vibrant planting, and finished with easy-care artificial grass. There's also practical space for bin storage and an external tap for garden maintenance.

Versatile Detached Games Room & Workshop:

One of the standout features of the garden is the impressive detached games room/workshop. Measuring over 20 feet in length, this fully powered and insulated space offers fantastic potential for a variety of uses. With twin sets of double doors opening onto the garden and decking, plus high-level storage and multiple windows, it would make a superb home office, gym, creative studio, or party room.

Location location location...

Situated in a sought-after residential area, this wonderful home enjoys close proximity to Drayton's excellent amenities. Local shops, supermarkets, cafes, and bus routes are all within easy reach, ensuring day-to-day convenience. For families, the property falls within the catchment for the highly regarded Solent Infant and Junior Schools as well as Springfield School (subject to confirmation), making it a perfect long-term home for those with children of all ages.

Nature lovers will appreciate the proximity to Portsdown Hill, offering panoramic walking trails and stunning views across Portsmouth and the South Coast. For commuters, easy access to the A3(M) and M27 ensures straightforward journeys to Portsmouth, Chichester, and beyond.

Further potential...

For those seeking even more space, the large loft area offers further development potential, subject to planning consent. With its generous footprint, this could be transformed into three additional bedrooms and two bathrooms, creating a substantial family home with far-reaching views from every level.



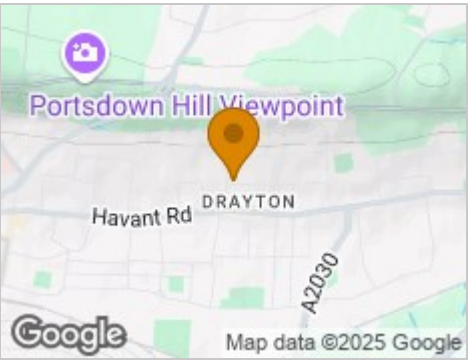
Road Map



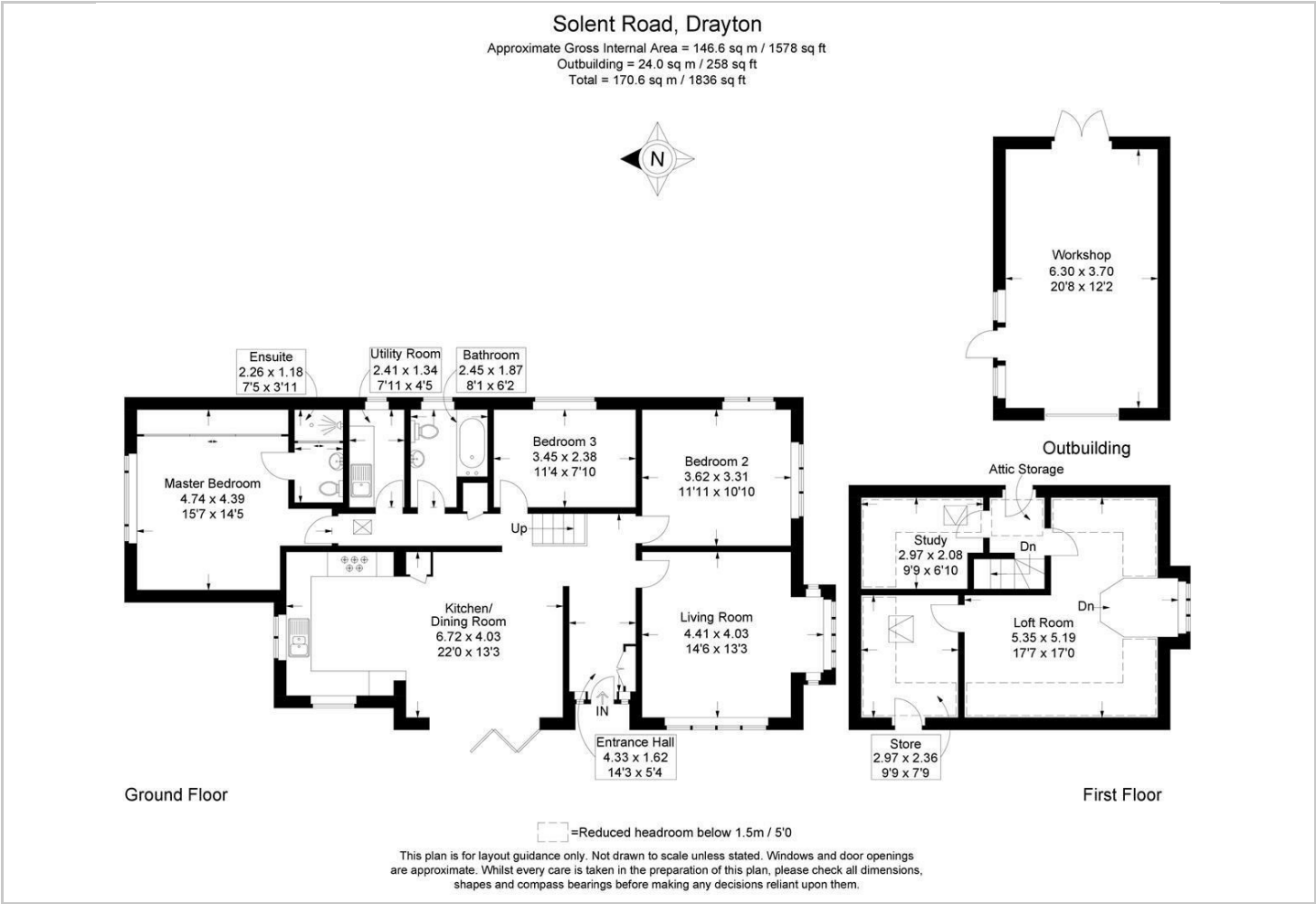
Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Central Office on 02394 217317 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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