



Rowe
& Co.

8 Merrieleas Close, Chandler's Ford

Eastleigh

£600,000

Rowe
& Co.



8 Merrieleas Close

Chandler's Ford, Eastleigh

Beautifully modernised throughout by the current owners, this impressive four-bedroom detached bungalow offers contemporary living in a quiet cul-de-sac setting, just a short stroll from local shops and excellent transport links. The well-designed layout includes a welcoming entrance hall, four generously sized bedrooms, and a sleek, modern family bathroom. At the heart of the home is a stunning 17ft kitchen/dining room, complemented by a separate utility area—perfect for modern family life. A bright and airy lounge provides a comfortable space to relax and entertain. Externally, the property boasts a converted garage offering valuable storage space, a driveway with ample off-road parking, and a secluded rear garden ideal for outdoor enjoyment. This turn-key home is a perfect blend of style, space, and location—early viewing is highly recommended.

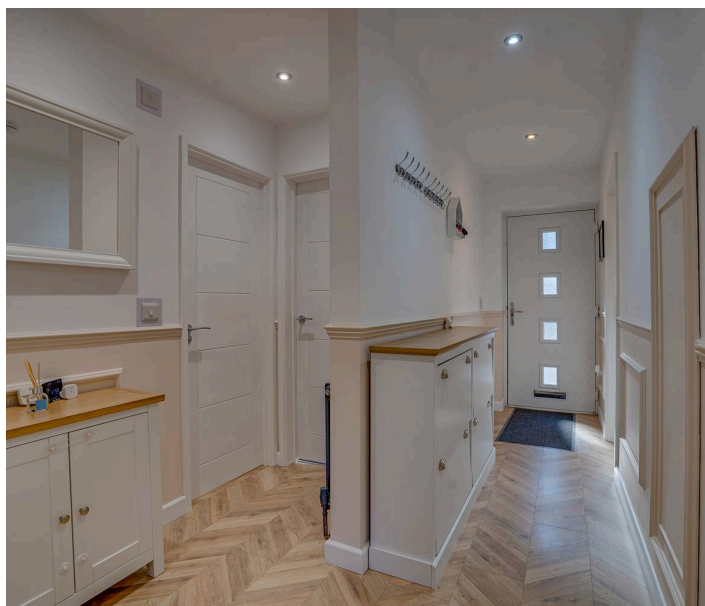
LOCATION

Chandler's Ford is a highly sought-after Hampshire town offering a wide range of amenities, including shops, restaurants, and traditional public houses. The town is ideally positioned for commuters and families alike, with Winchester just a 15-minute drive away and Southampton reachable in approximately 20 minutes—both cities offering extensive shopping, dining, and cultural facilities. Transport links are excellent, with easy access to the M3 and M27 motorways. Chandler's Ford railway station provides regular services to Winchester and Southampton, with London Waterloo accessible in approximately 57 minutes from Winchester and around 65 minutes from Southampton Parkway.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E



8 Merrieleas Close

Chandler's Ford, Eastleigh

This beautifully presented home offers a contemporary feel throughout and welcomes you with a spacious entrance hall, providing access to all bedrooms and the family bathroom.

The master bedroom is located at the front of the property, enjoying a pleasant front aspect, as does bedroom four. Bedrooms two and three feature side-facing windows, allowing for plenty of natural light. The family bathroom has been stylishly re-fitted with a modern suite, including a freestanding bath, separate shower, sink, and WC — all finished to a high standard.

To the rear of the property, you'll find the impressive kitchen/dining room, a bright and airy dual-aspect space with a window to the rear and bi-fold doors opening to the side. The kitchen is fitted with sleek high-gloss wall and base units, worktops, complementary tiling, an inset sink, an induction hob with extractor over, and a range of integrated appliances. There's ample room for a large dining table — ideal for entertaining. The lounge is a generous living space, complete with bi-folding doors that lead directly onto the rear garden, creating a seamless indoor-outdoor flow.

OUTSIDE

To the front, the property boasts a generous driveway offering ample off-road parking for multiple vehicles. A pedestrian side gate provides convenient access to the rear garden, which features a spacious paved seating area. The remainder of the garden is mainly laid to low-maintenance artificial lawn and includes a versatile outbuilding, ideal for a home office, gym, or additional storage.



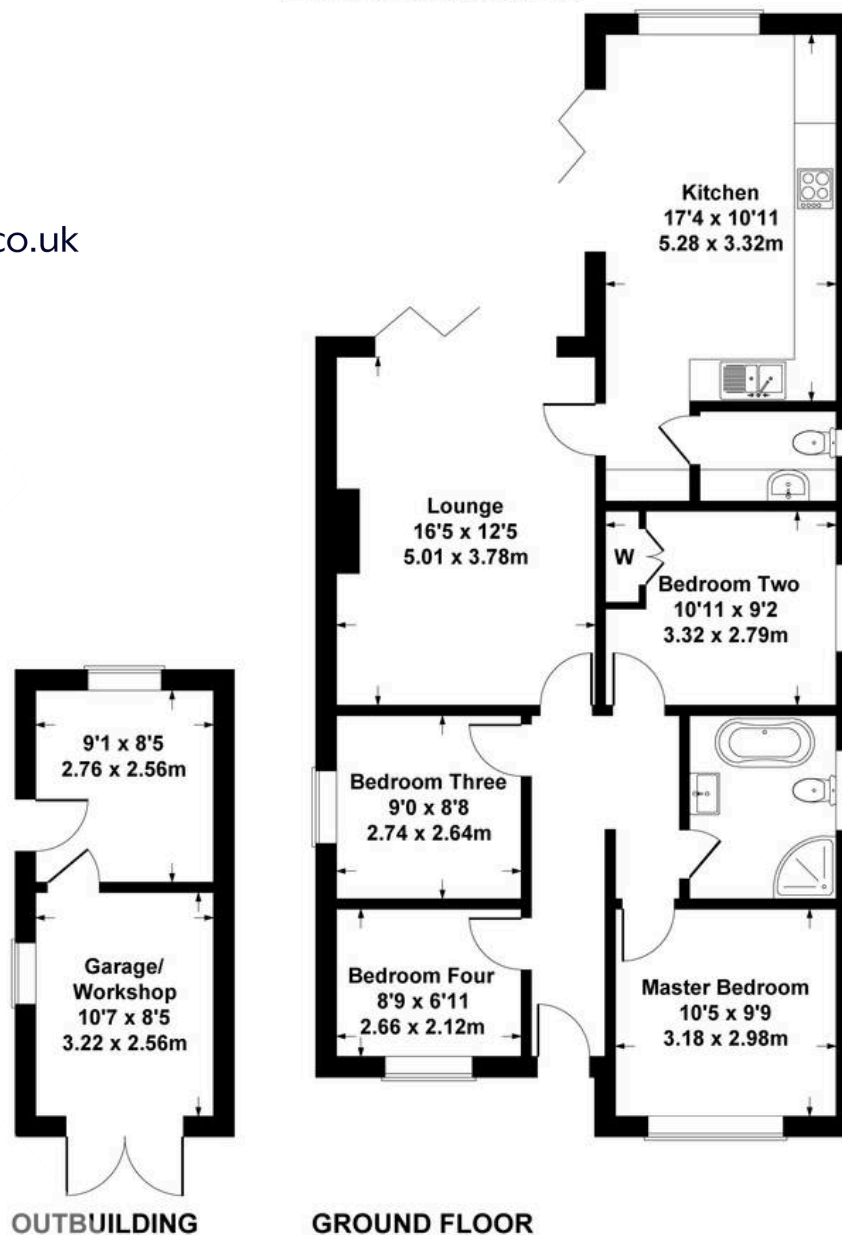
 1 Rufus Court, 103 Winchester Road
Chandlers Ford,
SO53 2GG

 02381 102221

 chandlersford@rowehomes.co.uk

8 Merrieleas Close

Approximate Gross Internal Area
1141 sq ft - 106 sq m
(Including Garage/Workshop)



**REQUEST
VIEWING**



Whilst every attempt has been made to ensure the accuracy of the floor plans measurements of doors windows and rooms are approximate and no responsibility is taken for an error omission or mis-statement. These plans are for representation purposes only and should be used as such. The services systems and appliances listed in this specification have not been tested by Agency Assist and no guarantee as to their operating efficiency can be given.

(GOTTA BE QUICK!)