



27 Selborne Drive, Eastleigh - SO50 4PG

Guide Price £140,000

WHITE & GUARD

27 Selborne Drive

Eastleigh, Eastleigh

INTRODUCTION

A first floor maisonette in a desirable Eastleigh location, offered with no onward chain. Featuring a spacious lounge/diner, double bedroom, study, bathroom, and communal garden - ideal for first time buyers or those looking to downsize.

LOCATION

Located in the ever-popular area of Boyatt Wood being just to the north of Eastleigh town centre which benefits from a mainline train station and airport, shopping centre with an entertainment complex including a cinema, shops bars and restaurants. The historic city of Winchester is also just a short drive away, offering a wealth of famous attractions as is both the M3 and M27 motorways which give fantastic travel links.

- A FIRST FLOOR MAISONETTE
- PRIVATE ENTRANCE
- DOUBLE BEDROOM WITH ADDITIONAL STUDY ROOM
- COUNCIL TAX BAND A
- EPC BAND C
- NO ONWARD CHAIN





INSIDE

A well-maintained first floor maisonette is perfectly positioned in a sought-after area of Eastleigh. The property benefits from its own private entrance, with stairs leading up to a welcoming hallway. Inside, you'll find a spacious lounge/diner that opens into a kitchen. There's a good-sized double bedroom, a versatile study room, a bathroom featuring a shower over the bath. Further benefits include on-road parking and access to a communal rear garden. This property would make an ideal purchase for first time buyers or those looking to downsize without compromise.

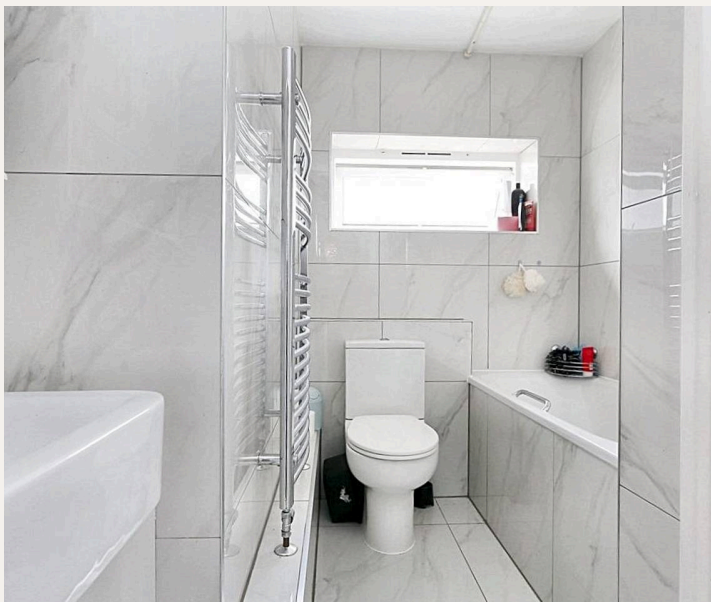
SERVICES:

Gas, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

Broadband : Full Fibre Broadband Up to 115 Mbps upload speed Up to 1600 Mbps download speed. This is based on information provided by Openreach.

Length of Lease 101 years remaining

Service charge £600.00 per year.



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Disclaimer

These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore, prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.



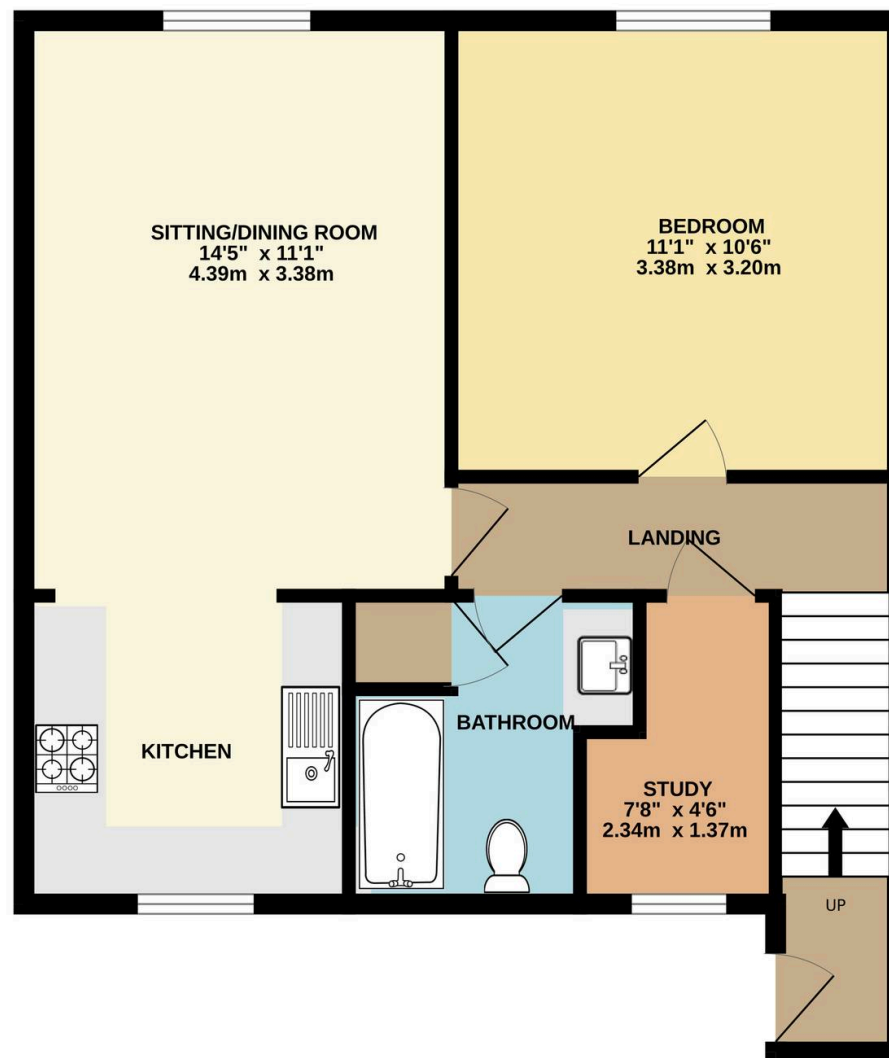
rightmove

PRS Property Redress Scheme

Zoopla



FIRST FLOOR 634 sq.ft. (58.9 sq.m.) approx.



TOTAL FLOOR AREA : 634 sq.ft. (58.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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