



12 White Tree Close, Fair Oak - SO50 7FE

Guide Price £550,000

WHITE & GUARD

12 White Tree Close

Fair Oak, Eastleigh

This exceptional four-bedroom detached family home is set within a gated development and offers a rare opportunity to acquire a property that combines elegant design with practical living in one of the area's most sought-after locations. Meticulously maintained and beautifully presented throughout, the home boasts a versatile layout ideal for modern family life. From the moment you arrive, the attractive red-brick façade, generous driveway, and landscaped frontage create a striking first impression. Inside, the accommodation flows seamlessly, featuring a stylish kitchen, two spacious reception rooms, and four well-proportioned bedrooms, including a luxurious principal suite. Outside, a private rear garden provides the perfect setting for relaxation and entertaining. This is a home that truly needs to be seen to be fully appreciated.

LOCATION

Situated in a quiet, established residential area, this property enjoys the perfect balance of tranquility and convenience. Local amenities, including shops, cafes, and leisure facilities, are all within easy reach, while highly regarded schools make this an ideal choice for families. Excellent transport links are close at hand, with easy access to major road networks and nearby railway stations, ensuring effortless connectivity to surrounding towns and cities. For those who enjoy the outdoors, scenic walks and green spaces are just moments away, offering a peaceful escape from the hustle and bustle.

- EASTLEIGH COUNCIL BAND E
- EPC ORDERED - FREEHOLD
- FOUR BEDROOM DETACHED HOME
- MODERN KITCHEN
- TWO RECEPTION ROOMS
- ENSUITE TO MASTER BEDROOM
- LANDSCAPED REAR GARDEN
- GARAGE & DRIVEWAY





INSIDE

On entering the property, you are greeted by a bright and welcoming hallway that sets the tone for the rest of the home. The ground floor offers a superb sense of space, with each room thoughtfully designed to maximise light and functionality. The beautifully presented lounge is positioned at the front of the property, featuring a central fireplace, contemporary décor, and large window that flood the space with natural light. This is the perfect setting for relaxing evenings or entertaining guests. Located towards the rear, the dining room provides an elegant space for family meals and gatherings. French doors open directly onto the garden, creating a seamless connection between indoor and outdoor living. The kitchen is fitted with a range of modern units, complemented by integrated appliances and stylish finishes. Ample worktop space makes this a practical and attractive area for everyday cooking. The adjoining utility room offers additional storage and houses laundry appliances, ensuring the kitchen remains clutter-free living. A well-appointed downstairs WC completes the ground floor, finished in a sleek, contemporary style.

Upstairs, the landing leads to four generously sized bedrooms. The principal bedroom is a true retreat, featuring fitted wardrobes and a sleek en-suite shower room. The remaining bedrooms offer flexibility for family, guests, or home office use. The family bathroom is finished to a high standard, with a full-sized bath, overhead shower, and contemporary tiling.

OUTSIDE

The rear garden has been thoughtfully landscaped to provide a mix of lawn and patio areas, ideal for outdoor dining and relaxation. The space is enclosed by fencing with the rear being a half height to give direct views across fields yet still offering privacy and security. The front of the property benefits from a generous driveway that leads up to the integral garage and a side gate then gives access to the rear garden.



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: Fibre to the Cabinet Broadband Up to 15 Mbps upload speed
Up to 76 Mbps download speed. This is based on information provided by Openreach.

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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.



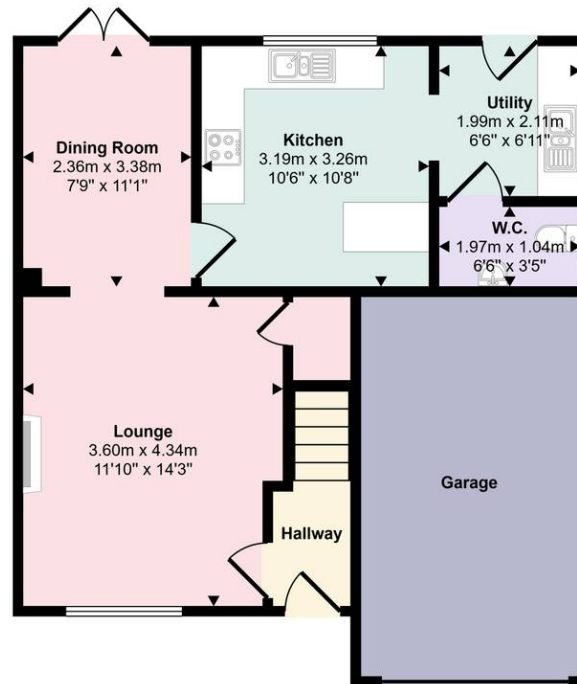
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PRS Property
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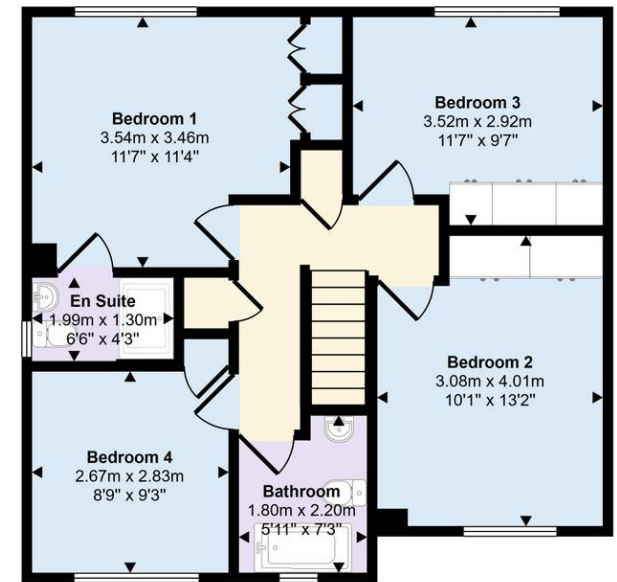
Zoopla



Approx Gross Internal Area
124 sq m / 1333 sq ft



Ground Floor
Approx 64 sq m / 692 sq ft



First Floor
Approx 59 sq m / 640 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.