



19 Sutherland Court

Andover, SP10 3SP

£215,000



A three bedroom family home for sale with NO CHAIN, kitchen with dining area, living room, first floor bathroom, gardens.

Offered for sale with NO CHAIN, Ashwells are delighted to bring to the market this three bedroom family home. The property itself benefits from an entrance hall with cloakroom, kitchen with dining area and a living room leading to the rear garden. To the first floor there are three bedrooms and a bathroom, gas central heating and double glazing. Outside there is an enclosed rear garden, with gates to allocated parking.

Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boast a lovely "market town" feel and everything you may need is close at hand. The mainline train station offers a fast service to London Waterloo in just over an hour, and the A303 gives access to London via the M3 and the West Country.



Front Approach

To the front there is a paved area an open entrance porch with front door to:

Hallway

Stairs to first floor, two storage cupboards and doors to:

Cloakroom

WC and wash hand basin

Living Room

Good sized room with French doors and single door to the rear garden.

Kitchen/Diner

Window to front. Range of eye and base level cupboards and drawers with work surfaces over and inset sink with drainer. Inset gas hob with extractor over and oven below. Space and plumbing for washing machine, space for fridge/freezer.

Bedroom One

Window to rear.

Bedroom Two

Window to front

Bedroom Three

Window to rear.

Family Bathroom

Window to front. Panelled bath with shower over, wash hand basin and WC.

Rear Garden

The remainder is laid to lawn with a rear gate giving access, via a footpath, to the communal parking area.

Location

Munnings Court can be found within the Artists Way development, which is located just north of the town centre off of the ring road. The location benefits from proximity to the town centre itself and a wide range of nearby out-of-town supermarkets, retail and fast food outlets. Andover's mainline railway station is also nearby, with access to London's Waterloo in just over an hour. Artists Way borders Anton Lakes Nature Reserve with public footpaths linking to Charlie's Fishing Lake and Charlton Lakes further upstream. Charlton village is nearby with its own local amenities including convenience stores, public house, church, veterinary practice alongside Charlton Lakes Leisure Park. Open countryside with outlying villages are just beyond.

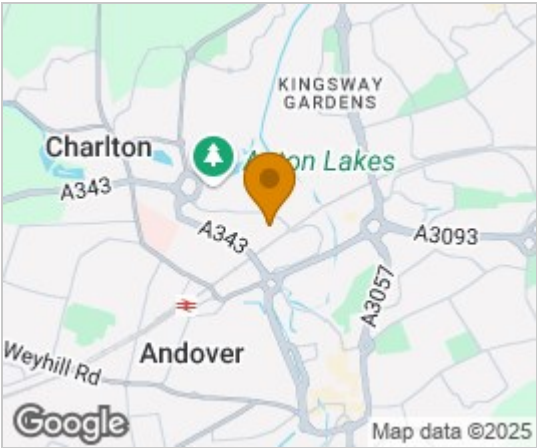
Local Area

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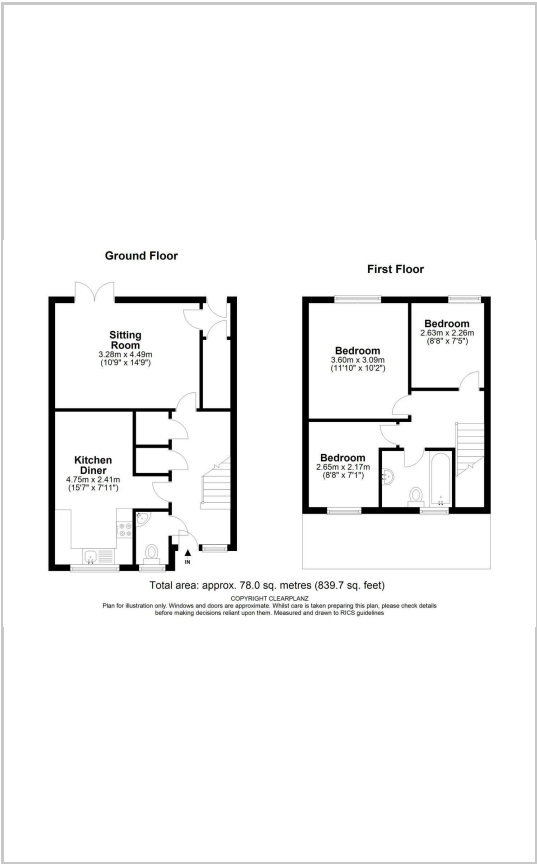
Tenure & Services

Freehold. Mains water, drainage, gas and electricity are connected.

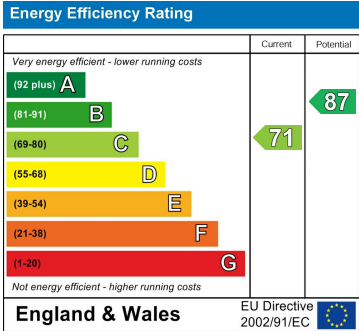
Area Map



Floor Plans



Energy Efficiency Graph



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