



## Roberts Road

Hythe, Southampton, SO45 5DH

- Detached bungalow in Hollybank
- Large front garden
- Garage
- Walk to Hythe village centre
- Great opportunity
- 3 double bedrooms
- Fenced in back garden
- Double drive
- Sought after area
- Call Citrine today for a viewing

Guide price £385,000







### Porch

This bright and practical porch welcomes you in to the property and leaves plenty of space to leave shoes and coats.

### Hallway

This bungalow has a nice and useful hallway leading in to all the rooms in the house.

### Lounge

This spacious and nicely presented lounge has a lovely feel to it, with light gray carpets, white and bright painted walls, a modern gas fireplace and a large bay window with garden views allows for ample natural light. Would fit both a dining table and lounge furnitures.

### Master bedroom

Nice and newley decorated double bedroom with built in wardrobes and a window to the side garden. Bright and quiet with painted walls and new carpets.

### Second bedroom

Generous sized second bedroom with a large window towards the back garden, allows for ample natural light. Currently used as a dining room.

### Third bedroom

The third bedroom fits a double bed, and has a window out to the porch. White and bright painted walls, and a neutral new carpet.

### Bathroom

Family bathroom with a shower cubicle , toilet, free standing wash basin and a large window for natural light. Tiled floors and walls are partly tiled, partly painted in neutral sea and beach colours.

### Kitchen

Lovely modern fitted kitchen with plenty of cupboards to store everything you need. Bright painted and tiled walls, Lino flooring, several windows allowing loads of lights, and the backdoor leading out to a conservatory and a door out to both the front garden and the back garden.





### Garden

The property benefits from both a back garden and a generous front garden, ideal for outdoor gatherings, gardening, or simply enjoying the sun and fresh air.

### Garage

This property benefits from a single garage, with a door out to the back garden. The boiler is placed in the garage and there is lights and plenty of electrical sockets.

### Conservatory

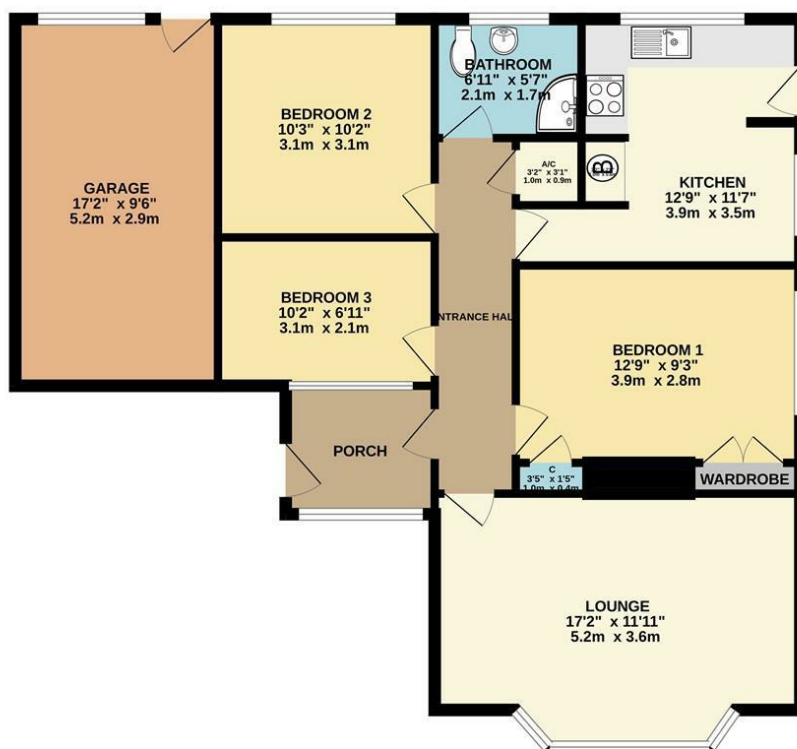
Nice and bright lean-on conservatory overlooking the back garden. Lovely for a rainy day, or when the weather doesn't allow a nice time outdoors. The conservatory has plumbing for washing machine.



Local Authority **NFDC**  
Council Tax Band **D**  
EPC Rating **D**



#### GROUND FLOOR



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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