



De Montfort Square, Odiham

McCarthy
Holden

Guide Price £495,000



17 De Montfort Square

Odiham,

A well presented, three-bedroom, family home on the sought after De Montfort Place development, within close proximity of Odiham Village centre. Offered to the market with no onward chain.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: B

- No Onward Chain
- Three Bedrooms
- Two Reception Rooms
- Garden
- Garage
- Close Proximity of Odiham Village Centre



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The Property

This well presented, three-bedroom, family home is situated on the sought after De Montfort Place development, within close proximity of Odiham Village centre's shops and amenities. Offered to the market with no onward chain.

The property benefits from kitchen, living/dining room, conservatory, two bathrooms and externally a garden, garage and driveway parking.

Ground Floor

On the ground floor the entrance hall provides access to the stylish fitted kitchen with integrated appliances. The bright living/dining room leads through bi-fold doors to the conservatory which is currently being used as a dining room which also has bi-fold doors out to a patio area overlooking the enclosed rear garden. There is also a downstairs cloakroom.

First Floor

On the first floor are two generous bedrooms and the family bathroom suite.

Second Floor

On the second floor is the spacious main en-suite bedroom with built-in-wardrobe.

Outside

To the rear is an enclosed garden with sunny patio ideal for entertaining and alfresco dining. There is also a garage and private driveway parking.



De Montfort Square, Odiham, Hook, RG29



Denotes restricted
head height

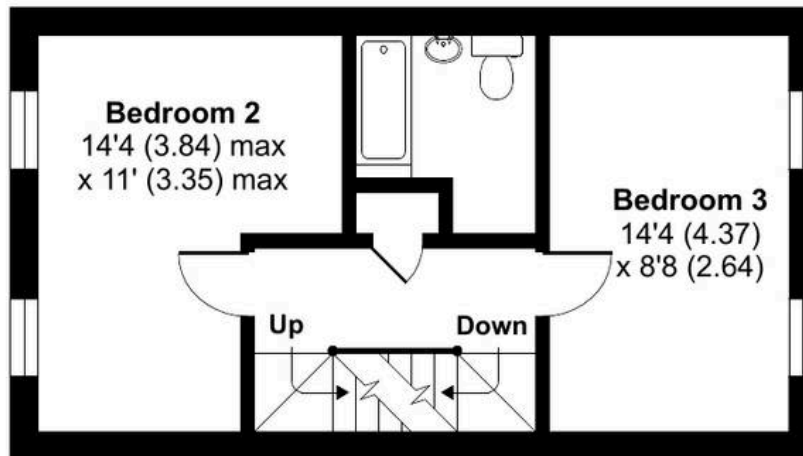
Approximate Area = 1177 sq ft / 109.3 sq m

Limited Use Area(s) = 27 sq ft / 2.5 sq m

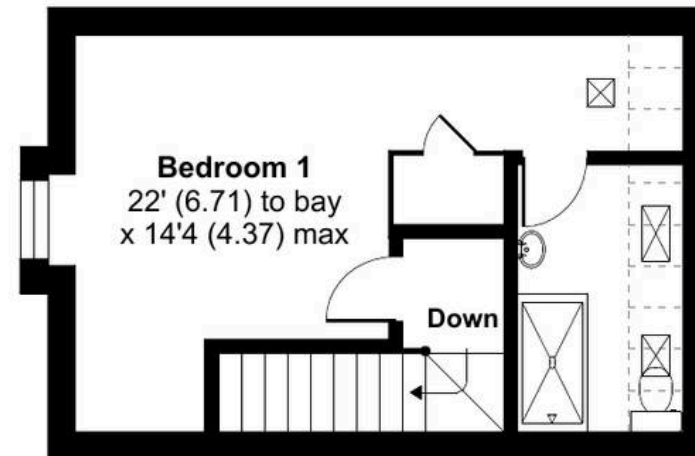
Garage = 132 sq ft / 12.3 sq m

Total = 1336 sq ft / 124.1 sq m

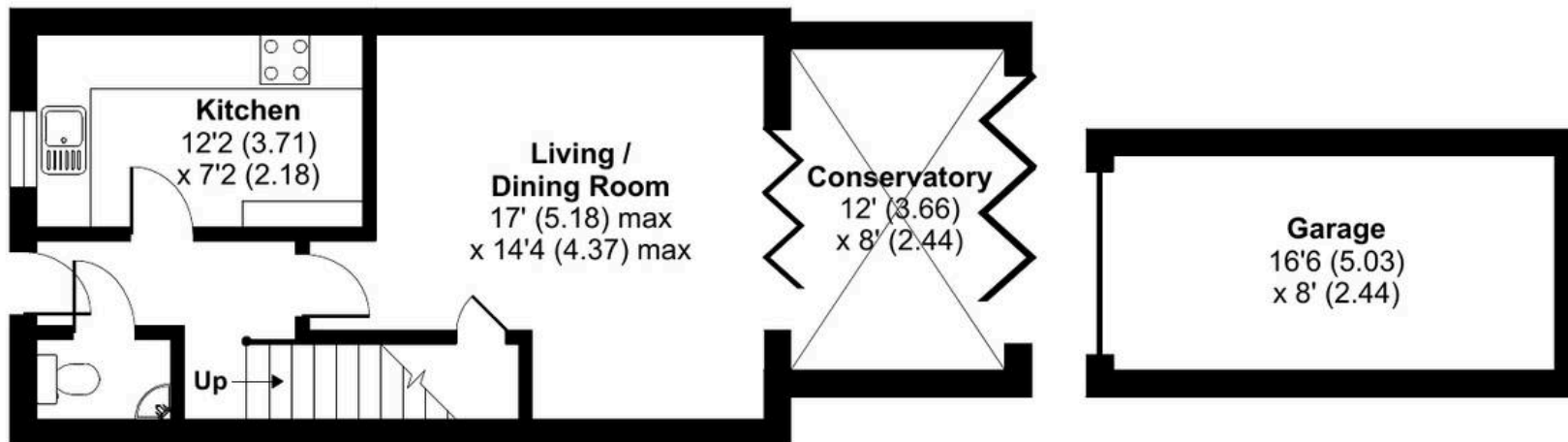
For identification only - Not to scale



FIRST FLOOR



SECOND FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for McCarthy Holden. REF: 807036





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