



Connells

Laburnum Grove
Eastleigh



Property Description

Welcome to this charming three bedroom semi-detached house in Eastleigh.

As you approach, you will be greeted by a large driveway, offering ample parking space.

Step inside and you will find an inviting entrance hall with convenient storage options.

The heart of the home is a spacious lounge that seamlessly opens into a modern kitchen diner. This well designed space is perfect for entertaining and daily living. The kitchen features contemporary fixtures and appliances, with French doors leading you to the enchanting garden, inviting the outdoors in.

For added convenience, there is a utility room for additional storage and appliances, and it also provides access to a well-appointed downstairs cloakroom (WC).

Upstairs you will discover three generously sized bedrooms, offering plenty of room for your family or guests.

A family bathroom ensures that everyone's needs are met.

Outside a delightful south facing garden, complete with a patio and a lush lawn. It is a perfect spot for enjoying outdoor activities or simply soaking up the sun. There's even an outbuilding for extra storage and a garage to shelter your vehicle.

This Eastleigh gem offers a harmonious blend of modern comfort, Outdoor tranquillity and functional space, making it a wonderful place to call home.

Entrance Hall

Combi Boiler. Radiator. Under stairs storage.

Lounge

13' 9" x 10' 2" (4.19m x 3.10m)

Double glazed window to front of aspect. Radiator. TV port. Solid flooring. Open to kitchen diner.

Kitchen Diner

16' 5" x 10' 1" (5.00m x 3.07m)

Modern kitchen diner with wall and base units. Double glazed French doors leading to garden. Breakfast bar. Radiator. Gas hob. Extractor fan. Pantry under stairs.

Utility Room

8' 8" x 4' 1" (2.64m x 1.24m)

Door to garden. Work top space. Space for washing machine and tumble dryer. Door to cloakroom.

Cloakroom

WC. Wash hand basin.

Landing

Double glazed window to side of aspect. Radiator. Storage cupboard.

Bedroom 1

12' 3" x 9' 8" (3.73m x 2.95m)
Double glazed window to front of aspect.
Radiator. TV port.

Bedroom 2

11' 9" x 8' 5" (3.58m x 2.57m)
Double glazed window to rear of aspect.
Radiator.

Bedroom 3

9' 2" x 7' 8" (2.79m x 2.34m)
Double glazed window to front of aspect.
Radiator.

Bathroom

Double glazed window to rear of aspect. WC.
Wash hand basin. Heated towel rail. Shower
over bath. Modern.

Loft Space

Built in ladder. Partial boarding. Light.

Outside

To the front. Driveway for 5/6 cars. Car port
with electric.

Rear garden. South facing. Patio and grass.
Rear access. Electrics and water.

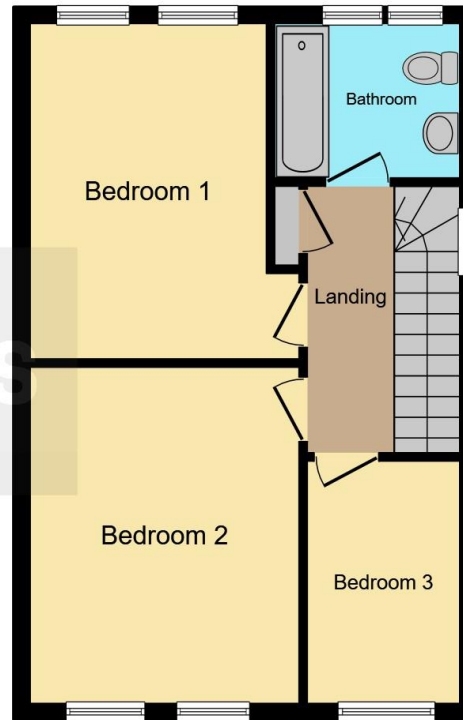
Garage

16' 6" x 12' 3" (5.03m x 3.73m)
Up and over door. Electric. Light. Space for
car.





Ground Floor



First Floor



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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EPC Rating: D

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Tenure: Freehold



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