



**Connells**

Wembley Way  
Fair Oak Eastleigh





## Property Description

Nestled in the heart of Fair Oak, this enchanting six-bedroom detached residence boasts an abundance of space and charm.

Step into the grand entrance hall, where elegance meets functionality, and discover the convenience of a downstairs cloakroom, offering practicality for guests and residents alike. The entrance hall gracefully flows into a spacious fitted kitchen, providing the perfect backdrop for culinary delights and gatherings.

From the kitchen, a seamless transition leads to the conservatory, beckoning with its sunlit ambiance and offering a serene connection to the expansive garden.

The ground floor also features an inviting lounge, intimate dining room, and a versatile family room, ensuring ample space for relaxation and entertainment.

Ascend the staircase, where six generously proportioned bedrooms await, including a master complete with an en-suite sanctuary. A well-appointed family bathroom ensures convenience and comfort for all.

Outside, the meticulously maintained garden, with a harmonious blend of lush lawn, charming patio areas, and a convenient shed for storage.

A separate garage and ample off-road parking on the large driveway provide practicality and convenience, while side access enhances functionality.

Located in a sought-after area renowned for its excellent schools and amenities, this captivating home offers a perfect balance of luxury living and everyday convenience, promising an idyllic lifestyle for discerning homeowners.

## Entrance Hall

PVC door to front aspect. Double glazed window to front aspect. Built in coat cupboard. Radiator. Electric meter under stairs in cupboard.

## Cloakroom

Double glazed window to side aspect. Vanity

sink and unit. WC. Radiator. Part tiled.

## Lounge

15' 9" max x 10' 9" max ( 4.80m max x 3.28m max )

Double glazed window to front aspect. Large fitted storage cabinet. Radiator. TV port.

## Dining Room

13' x 10' 9" (3.96m x 3.28m)

Double glazed window to rear aspect. Radiator.

## Sitting Room

22' 1" max x 9' max (6.73m max x 2.74m max)

Double glazed window to front and rear aspect. Double glazed doors to garden. Radiator. TV and telephone port.

## Kitchen

15' 2" max x 10' 8" max L shaped room (4.62m max x 3.25m max L shaped room)

Double glazed window to side and rear aspect. Door to conservatory. Fitted kitchen with wall and base units. Space for gas cooker, washing machine and dishwasher. Stainless steel sink and drainer. Boiler replaced 12 months ago.

## Conservatory

9' 1" x 8' 6" (2.77m x 2.59m)

Double glazed window to side and rear aspect. Electric radiator. Doors to rear and front.

## Landing

Stairs from hallway to landing. Double glazed window to side aspect. Loft access with power and electric. Built in airing cupboard housing water tank and additional built in storage cupboard.

## Bedroom 1

12' 9" max x 10' 9" max (3.89m max x 3.28m max)  
Double glazed window to front aspect. Radiator. Large fitted cupboards. 2 bedside cabinets with draws and shelves.

## En-Suite

Shower cubicle with electric shower. Vanity sink and unit. WC. Part tiled. Extractor fan.

## Bedroom 2

10' 6" x 9' 1" (3.20m x 2.77m)  
Double glazed window to side and front aspect. Radiator.

## Bedroom 3

10' 9" x 7' 3" (3.28m x 2.21m)  
Double glazed window to front aspect. Radiator.

## Bedroom 4

10' 9" x 6' 7" (3.28m x 2.01m)  
Double glazed window to rear aspect. Radiator.

## Bathroom

Double glazed window to side aspect. Vanity sink set into fitted cupboards with WC. Bath with electric shower over. Heated towel rail. Extractor fan. Part tiled.

## Bedroom 5

10' 9" max x 9' 6" max (3.28m max x 2.90m max)  
Double glazed window to rear aspect. Radiator.

## Bedroom 6

11' max x 9' 2" max (3.35m max x 2.79m max)  
Double glazed window to side and rear aspect. Radiator.

## Outside

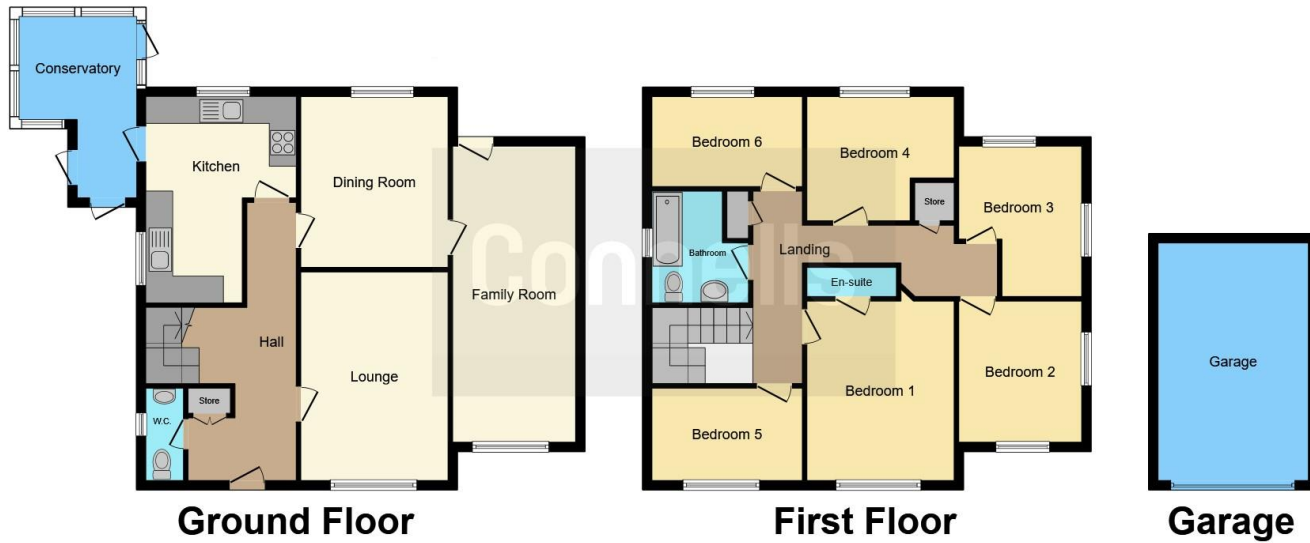
To the front. Large driveway for multiple cars. Side access.  
To the rear. Garden mainly laid to lawn. Southerly facing. Shed with power.

## Garage

Up and over door. Double glazed door to rear. Double glazed window to rear. Single glazed window to side. Power and electric.







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**EPC Rating: D**

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Tenure: Freehold



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