



Connells

Sparrow Square
Eastleigh



Property Description

Nestled in the sought-after area of Eastleigh in the Bird Avery estate, this spacious three-bedroom semi-detached house offers a fantastic opportunity to create a charming family home.

Though in need of modernisation, the property brims with potential.

Stepping inside, the entrance hall leads to a cosy lounge complete with a feature fireplace, perfect for relaxing evenings. The separate dining room offers space for family meals, while the fitted kitchen awaits your personal touch.

A handy downstairs cloakroom adds extra convenience.

Upstairs, you'll find three generously sized bedrooms, two of which feature built-in wardrobes.

A family bathroom completes the upper floor.

The rear garden, accessible via a side entrance, is primarily laid to lawn, offering a blank canvas for gardening enthusiasts or those wishing to design an outdoor retreat. To the front of the property there is potential for off road parking.

Situated close to local amenities and boasting excellent transport links, this property presents a rare opportunity in a highly desirable location.

Dining Room

11' x 10' 9" (3.35m x 3.28m)
Double glazed window to front aspect.
Electric radiator.

Kitchen

13' 3" max x 8' 9" max (4.04m max x 2.67m max)
Double glazed window to rear and side aspect. Fitted kitchen with wall and base units. Space for gas cooker, washing machine and fridge freezer. Integrated sink and drainer.

Rear Porch

Double glazed door to side aspect.

Landing

Stairs from hallway up to landing.
Double glazed window to front aspect.

Entrance Hall

PVC door to front aspect. Storage Under stairs.

Cloakroom

Double glazed window to side aspect. WC.

Lounge

13' 3" max x 13' 2" max (4.04m max x 4.01m max)
Double glazed window to rear aspect. Electric radiator. TV port.

Bedroom 1

13' 3" max x 12' max (4.04m max x 3.66m max)

Double glazed window to rear aspect. Electric radiator. Two double built in wardrobes, one housing water tank.

Bedroom 2

13' 2" max x 10' 9" max (4.01m max x 3.28m max)

Double glazed window to rear aspect. Double built in wardrobe. Loft access.

Bedroom 3

11' max x 7' 2" max (3.35m max x 2.18m max)

Double glazed window to front aspect. Electric radiator.

Bathroom

Double glazed window to side aspect. Bath with mixer tap. Wash hand basin. WC. Radiator. Part tiled.

Outside

To the front. Shingle. Path. Side access.
To the Rear. Lawn area.

Agent Note

The photo of rear garden - this is not a true photo it is a CAD photo





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Tenure: Freehold



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