



**Connells**

Ganders Mead  
Nursling Southampton





### Property Description

Built in 2018 this modern two bedroom end of terraced House offers a convenient yet peaceful location, with good transport links to the motorway, Southampton Centre and Romsey Centre just a short distance away. There is a selection of good local primary schools and it is in the catchment for Mountbatten School.

Internally the property features; light and airy living rooms, a modern kitchen with space for a dining table, additional downstairs cloakroom, patio doors to the landscaped rear garden, two bedrooms, en-suite and a family bathroom.



## Entrance Porch

The entrance hallway features wood laminate flooring, a double-glazed window to the side aspect, stairs leading to the upper level, and a radiator.

## Lounge

10' 4" x 14' 8" ( 3.15m x 4.47m )

The lounge offers wood laminate flooring, a double-glazed window to the front aspect, a radiator, and television points.

## Kitchen

13' 9" x 10' 3" ( 4.19m x 3.12m )

The kitchen boasts a range of wall, base, and drawer units, a two-bowl sink drainer, integrated electric oven and hob with splashback and extractor, gloss finish cupboards, space for family dining with wood laminate flooring, and French doors accessing the rear garden.

## Utility Space

The utility space includes plumbing for a washing machine and a cupboard housing the combination boiler and work surfaces

## Cloakroom

The downstairs cloakroom features a WC, hand wash basin, wood laminate flooring, a radiator, and localized tiling.

## Landing

The landing offers loft access, carpeted flooring, and a double-glazed window to the side aspect.

## Bedroom One

10' x 11' 6" ( 3.05m x 3.51m )

Bedroom 1 features floor-later carpeting and a double-glazed window to the front aspect.

## En-Suite

9' 7" x 4' 6" ( 2.92m x 1.37m )

en-suite with a shower, heated towel rail, WC, hand wash basin, and localized tiling.

## Bedroom Two

13' 9" x 8' ( 4.19m x 2.44m )

Bedroom 2 includes a built-in cupboard, two double-glazed windows to the rear aspect, and floor-later carpeting.

## Bathroom

7' 3" x 5' 5" ( 2.21m x 1.65m )

## Outside

### Front Garden

off road parking and path to front door.

### Rear Garden

landscaped rear garden with artificial grass and timber fencing,



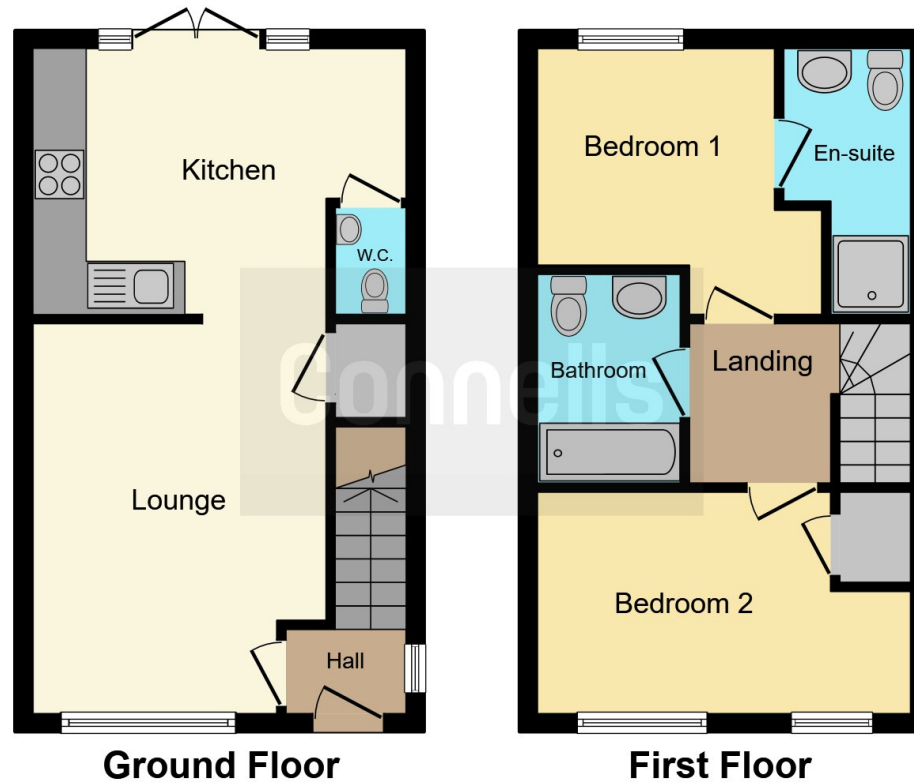












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**EPC Rating: B**

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Tenure: Freehold



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Property Ref: ROM306141 - 0003