



Wyndham Drive, Romsey

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Entrance Hall

The entrance hall has tiled flooring and provides access to the cloakroom, kitchen and lounge. Stairs rise to the upper level

Cloakroom

The cloakroom includes a hand wash basin and WC. Conveniently located on the ground floor for guests and residents.

Study

9'3" X 8'6"

This versatile room on the ground floor could serve as an additional bedroom or home office. The floor is laid to carpet, providing a comfortable and flexible space.

Lounge

19'2" X 10'9"

The lounge has a bay window to the front

aspect, allowing plenty of natural light to flood the room. The windows are double glazed with shutters and the floor is laid to carpet, creating a cosy atmosphere.

Kitchen/Dining Room

27'1" X 12'1"

To the rear of the property, the ample sized kitchen diner has wood laminate flooring and dual aspect windows to the rear and side, providing bright and airy space. Two sets of french doors lead to the rear garden, perfect for indoor-outdoor living. The kitchen includes a wide range of wall, base and drawer units with woodwork surfaces a two bowl sink with stainless steel drainer and mixer tap, an integrated electric oven with a four ring gas hob and extractor and an integrated dishwasher. There is ample space for family dining and entertaining.

Utility Room

7'1" X 5'4"

The separate utility room has wall, base and drawer units in a gloss finish, roll top work surfaces, a stainless steel sink and drainer, localised tiling, a UPVC door accessing the side of the property and wood laminate flooring.

Landing

The landing has loft access, built in cupboards offering practical storage space and carpeted flooring.

Bedroom One

13'4" X 11'6"

The primary bedroom has a window to the front aspect, carpet flooring, built in wardrobe and access to the en-suite.

En-suite

5'2" X 5'7"

The en-suite includes a walk in shower, hand wash basin, localised tiling, tiled floor and a double glazed obscured window to the rear, providing a private and luxurious space.

Bedroom Two

13'10" X 9'7"

Bedroom two has carpet flooring, built in cupboard and a window to the front aspect.

Bedroom Three

12'6" X 8'8"

Bedroom three has carpet flooring and a window to the rear aspect.

Bedroom Four

12'8" X 8'4"



Bedroom four has carpet flooring and a window to the rear aspect.

Bathroom

6'9" X 8'4"

The family bathroom includes a bath, shower cubicle, localised tiled walls, hand wash basin, WC, a heated towel rail and a double glazed obscured window to the rear.

Garage

20'7" X 9'9"

Front Garden

The front garden has mature shrubbery, block paved pathway to the front entrance and a block paved driveway with space for three cars.

Rear Garden

The enclosed rear garden has been

tastefully landscaped to feature a paved patio area with pergola over, lawn area and mature Acer trees which provide all year screening from adjacent properties and autumn colour.

Accessibility

. The Abbotswood Estate is on the 66 bus route linking Romsey to Winchester, with a half hourly service, 7 days a week.

. There are quiet and traffic free cycling and walking routes between Abbotswood and Romsey, for example, via the Fishlake Meadows Nature Reserve and the Sprat and Winkle Trail

. Romsey railway station is close by, (frequent connections to Southampton, Salisbury and further afield.)

. Southampton Airport is a short drive away

Amenities

. Abbotswood has an early years centre and a community centre with a full programme of activities

. Abbotswood is next to open country, Braishfield Village and Hillier Gardens

. The local CO-OP is open 7 days a week, as are the cafe and two take away outlets

. A zero waste outlet (Lemon and Jinja) is on the adjoining estate

. King's chase allotments are close by

. Restaurants, Inns, sports grounds, Churches and Romsey Abbey are easily reachable by car, cycle or walking

. The New Forest National Park is a few miles away





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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A delightful four bedroom Detached House situated on the sought after Abbotswood Estate in Romsey. This charming home offers a blend of modern amenities and comfortable living spaces, perfect for families and professionals alike. The Abbotswood Estate is a modern residential development which was carefully designed as a healthy, thriving community creating an appealing suburban environment. Located on the outskirts of Romsey, this estate offers a blend of contemporary living with a touch of nature, making it the ideal residence for families, professionals and retirees.

Price

£660,000

Tenure: Freehold

EPC Rating: B

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