



**Connells**

Fleming Avenue  
North Baddesley Southampton



# Fleming Avenue North Baddesley Southampton SO52 9FH

for sale  
**£350,000**



## Property Description

Welcome to this beautifully presented three-bedroom end-of-terrace home, ideally located in the sought-after area of North Baddesley. Offering a rare advantage of a private driveway in a location where parking is at a premium, this property is perfect for growing families, professionals, or anyone seeking convenience and comfort in a well-connected community.

As you arrive, the private driveway provides off-road parking and leads you to the built-in full-length garage, which includes a downstairs WC and space for utilities - ideal for additional storage or potential home workspace.

Entering the property, you're greeted by a welcoming stairwell that leads to the upper floor, while to your left, the space opens into a bright and modern living area. The living room is tastefully finished with neutral white tones and ceiling spotlights that enhance the sense of space and light.

Flowing seamlessly into the heart of the home is the stunning open-plan kitchen/diner. A central breakfast bar/island divides the space perfectly, making it ideal for entertaining or family living. The kitchen includes space for an integrated fridge-freezer, washing machine, a gas stove, and an extractor fan. Stylish new double-glazed doors lead out to a well-maintained garden, offering both relaxation and functionality. The garden features a patio seating area with a fire pit, a green space for children or pets, an outdoor shed for storage, and rear gated access.

The ground floor also offers internal

## Location

North Baddesley is a popular village located on the outskirts of Romsey, offering a welcoming community with convenient access to Southampton, Winchester, and the M27. The area benefits from well-regarded schools, local shops, a medical centre, and bus links to nearby towns. Scenic countryside walks, parks, and leisure facilities are all within easy reach, making it ideal for family living.

## Entrance Hall

Accessed via a composite front door, the entrance hall features wood flooring, a radiator, and a double-glazed window to the side aspect. This welcoming space provides access to the main living areas and staircase to the first floor.

## Cloakroom

Accessed via the garage, the cloakroom comprises a WC, hand wash basin, and localised tiling - a convenient addition to the ground floor layout

## Lounge

15' 1" x 14' 1" ( 4.60m x 4.29m )

A spacious and neutrally decorated living room with a front-facing double-glazed window, carpeted flooring, and an archway leading into the dining area. Double doors open into the kitchen/diner, creating a natural flow between living spaces.



## Kitchen Diner

18' 1" x 10' 6" ( 5.51m x 3.20m )

Fitted with an extensive range of wall, base, and drawer units with work surfaces over, the kitchen includes an integrated double oven, gas hob with splashback and extractor, and integrated dishwasher. There's ample space for a dining table, a breakfast bar, and French doors with two double-glazed windows overlooking the rear garden. Composite flooring, localised tiling, and a door leading directly to the garage complete the space.

## Landing

The landing area features carpeted flooring, a double-glazed side window, loft hatch, and stairs descending to the ground floor.

## Principle Bedroom

12' 9" x 8' 9" ( 3.89m x 2.67m )

A bright, dual-aspect double bedroom with double-glazed windows to the front and side, TV point, neutral décor, and carpeted flooring.

## Bedroom Two

9' x 8' 11" ( 2.74m x 2.72m )

A well-proportioned double bedroom with a rear-facing window, built-in airing cupboard housing the boiler, and carpeted flooring.

## Bedroom Three

9' 5" x 8' 1" ( 2.87m x 2.46m )

A comfortable third bedroom, ideal as a child's room or study, featuring a double-glazed front window and carpeted flooring.

## Bathroom

A modern family bathroom comprising a panelled bath with shower over, hand wash basin, WC, heated towel rail, inset spotlights, obscured rear window, and localised tiling for a contemporary finish.

## Rear Garden

Enclosed and well-maintained, the rear garden offers a patio area perfect for outdoor seating, a wood storage section, and a side gate providing external access.

## Garage

An integral garage with up-and-over door to the front, internal door to the kitchen, electric light, and plumbing for a washing machine- ideal for additional utility space.















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](http://www.focalagent.com)

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EPC Rating: D Council Tax  
 Band: C

Tenure: Freehold

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