



Hyde Park Walk Lords Way
Andover

Hyde Park Walk Lords Way Andover SP11 6FB

for sale
£350,000



Property Description

Situated in the sought-after Augusta Park development, Hyde Park Walk is a beautifully presented three-bedroom semi-detached townhouse offering modern living across three well-designed floors.

On the ground floor the home features a welcoming entrance hall leading to a bright kitchen and a spacious living room with views onto the rear garden. The tiered garden is a standout feature boasting a mix of lawn and patio areas ideal for relaxing or entertaining. At the rear, you will also find the property's private garage, complete with an EV charger installed on the garden wall for convenient and efficient home charging.

The first floor offers two well-proportioned bedrooms and a modern family bathroom.

The impressive principal bedroom occupies the entirety of the second floor, providing a generous and private retreat. This superb space includes fitted storage and a contemporary en-suite shower room.

Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boast a lovely "market town" feel and everything you may need is close at hand.

Accommodation

Entrance Hallway

Stairs leading to the first floor, under stairs storage, radiator and door to cloakroom.

Cloakroom

2-piece bathroom suite, extractor fan, partial tiling, down lights and radiator.

Lounge

12' 1" x 15' 8" (3.68m x 4.78m)

Carpeted flooring, double doors leading to the rear garden and radiators.

Kitchen

11' 6" x 9' 4" (3.51m x 2.84m)

A range of wall / base mounted units, 1 1/2 stainless steel sink, 5 ring gas hob, electric oven, extractor, breakfast bar, integrated fridge / freezer, washing machine, dishwasher, down lighting, radiator and double-glazed window to the front aspect.

1st Floor

Bedroom Two

5' 6" x 11' 7" (1.68m x 3.53m)

Built in wardrobes, radiator and double-glazed windows to the side and rear elevation.

Bedroom Three

8' 4" x 8' 11" (2.54m x 2.72m)

Double glazed window to the front elevation and radiator.

Bathroom

3-piece bathroom suite with shower over bath, heated towel rail, down lights and tiling to the floor and walls.

2nd Floor

Bedroom One

16' 11" x 15' 9" Recessed (5.16m x 4.80m Recessed)

Built in wardrobes, double glazed window to the front elevation, skylight and radiator.

Ensuite

3-piece bathroom suite with separate shower, heated towel rail, tiling to the floors and walls, double glazed skylight.

Garage

19' 9" x 9' 10" (6.02m x 3.00m)

Up and over door.

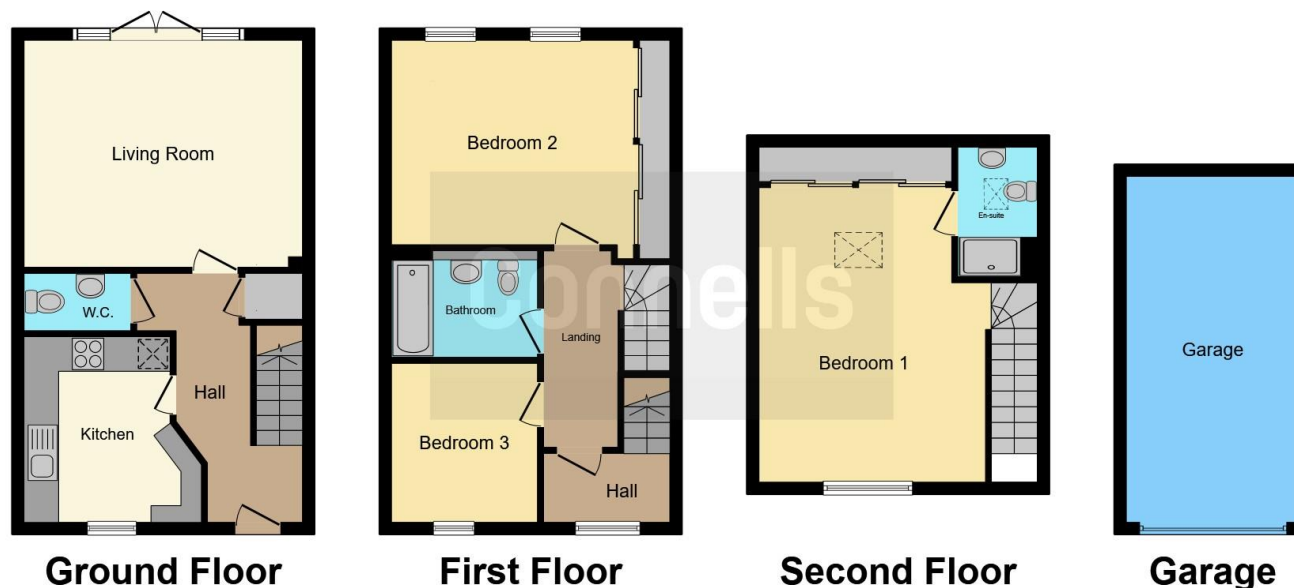
Outside

The garage is located to the rear of the property with EV charging point. The rear garden is tiered laid to artificial lawn with patio and outdoor electricity sockets.









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

To view this property please contact Connells on

T 01264 352 207
E andover@connells.co.uk

23-25 Winchester House, Winchester Street
 ANDOVER SP10 2EA

EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

check out more properties at connells.co.uk



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: ADV309918 - 0004