









welcome to

Gorselands Road, Southampton

DON'T MISS OUT!!

This charming three bedroom end of terrace house is the perfect family home, ideally situated within reach of local primary schools. Featuring a cosy electric fireplace, separate dining room and a modern kitchen and bathroom.

Entrance Hall

Double glazed door and window to side, double doors, coat and shoe cupboard, lino flooring, lighting, door to;

Lounge

13' 8" x 17' 5" max (4.17m x 5.31m max)
Double glazed window to front, TV and telephone points, electric fireplace, radiator, cupboard, laminate flooring.

Dining Room

8' 4" \times 9' 8" (2.54m \times 2.95m) Double glazed window to rear, cupboard, lino flooring, radiator, door to;

Kitchen

10' 3" x 7' 4" (3.12m x 2.24m)

Double glazed window to rear, wall and base units, work surfaces, stainless steel sink and drainer, space for gas cooker, plumbing for a dishwasher, space for undercounter fridge, single glazed door to;

Conservatory

Double glazed window to rear and side, double glazed sliding door to rear, base units, plumbing for washing machine, wall lights and electrics.

Landing

Split level landing, built in cupboard, carpeted, doors to;

Bedroom 1

Double glazed window to front, built in wardrobe space, laminate flooring, radiator.

Bedroom 2

Double glazed window to rear, laminate flooring, radiator.

Bedroom 3

Double glazed window to front, carpeted, radiator.

Bathroom

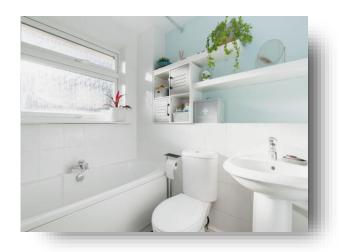
Double glazed window to rear, bath with mixer taps, w/c, wash hand basin, extractor fan, radiator, lino flooring, partially tiled walls.

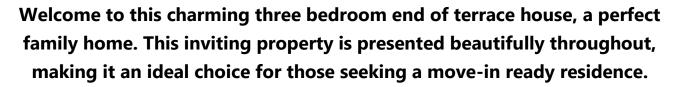
Garage

Up and over door, concrete hard standing.









Upon entering, you are greeted by a spacious lounge featuring an electric fireplace, creating a cosy atmosphere. The separate dining room is perfect for entertaining guests or enjoying family meals. The modern kitchen boasts ample storage space and space for appliances. The adjoining conservatory offers an abundance of natural light and serves as a versatile space.



Upstairs, you will find three well-proportioned bedrooms and a modern family bathroom. Outside, the front and rear gardens provide a delightful outdoor space for children to play or for hosting summer barbecues. Further benefits include parking for two cars and a garage, providing convenience and additional storage options.

The property is situated just a short walk away from West End village centre, perfect for those looking to be near local amenities.





welcome to

Gorselands Road, Southampton

- Three Bedrooms
- **End of Terrace House**
- Conservatory
- Modern Kitchen and Bathroom
- Front & Rear Gardens

Tenure: Freehold EPC Rating: D

offers in excess of

£300,000



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