



Poplar Road, Southampton SO19 7LT

welcome to

Poplar Road, Southampton

* THREE BEDROOM SEMI-DETACHED HOUSE * TWO RECEPTION ROOMS * UTILITY ROOM * DOWNSTAIRS BATHROOM * DRIVEWAY FOR TWO CARS * REAR GARDEN * CLOSE TO LOCAL AMENITIES *

Front Garden

Paved driveway suitable for two cars.

Entrance Hall

Laminate flooring, access into living room, stairs to the first floor.

Lounge

15' 6" x 13' 3" (4.72m x 4.04m)

Double glazed window to the front aspect, laminate flooring, gas radiator, leading to;

Kitchen

9' 5" x 8' 2" (2.87m x 2.49m)

Wall and base cupboard units, freestanding fridge/freezer, fan oven, gas hob, overhead extractor, sink and drainer, double glazed window to the rear aspect, laminate flooring.

Bathroom

Located on the ground floor with a bath with overhead shower, wash hand basin, w/c, tiled walls, double glazed window to the rear aspect.

Play Room

11' 8" x 6' 5" (3.56m x 1.96m)

Laminate flooring, storage cupboard, double glazed patio doors leading to the garden.

Utility Room

9' 8" x 6' 8" (2.95m x 2.03m)

Wall and base units, washing machine, tumble dryer, access to the front.

Landing

Access to all rooms, loft hatch, carpet throughout, double glazed window to the side aspect.

Bedroom One

13' 3" x 9' 10" (4.04m x 3.00m)

Double glazed window to the front aspect, built in wardrobe, carpet throughout, two gas radiators, air conditioning unit.

Bedroom Two

11' 6" x 8' 4" (3.51m x 2.54m)

Double glazed window to the rear aspect, carpet throughout, gas radiator, air conditioning unit.

Bedroom Three

8' 4" x 7' 8" (2.54m x 2.34m)

Double glazed window to the rear aspect, carpet throughout, air conditioning unit.

Loft Space

Partially boarded, currently used for storage.

Rear Garden

Patio area, outside tap, laid to lawn, wooden shed.





Fox & Sons are delighted to bring to the market this three bedroom semi-detached house, which would make the most perfect family home.

The property is presented beautifully throughout, with the ground floor boasting a spacious living room leading into the fitted kitchen. There is a second reception room, currently used as a playroom, along with a utility room and a modern downstairs bathroom. Upstairs, there are three well-appointed bedrooms.

There is a paved driveway at the front of the property, with enough parking for two cars. The rear garden is laid to lawn with a patio seating area, offering a fantastic outdoor space.

With local amenities just a stone's throw away, a viewing is highly recommended.



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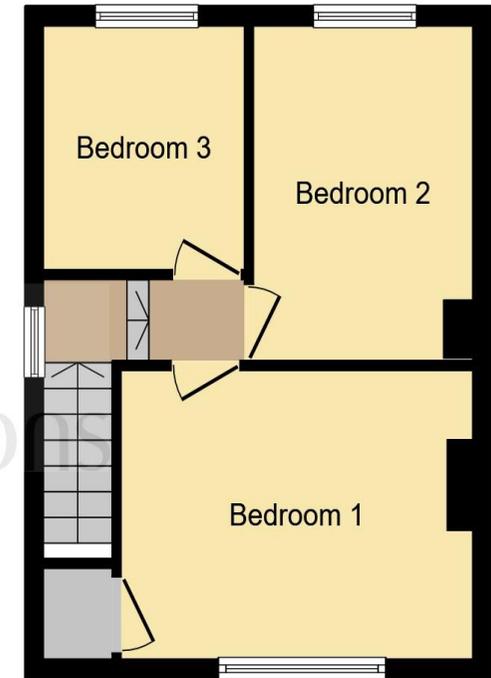
- Semi-Detached House
- Three Bedrooms
- Two Reception Rooms
- Downstairs Bathroom
- Utility Room

Tenure: Freehold EPC Rating: D
Council Tax Band: B

£270,000



Ground Floor



First Floor

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Property Ref:
BIT112771 - 0003

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