



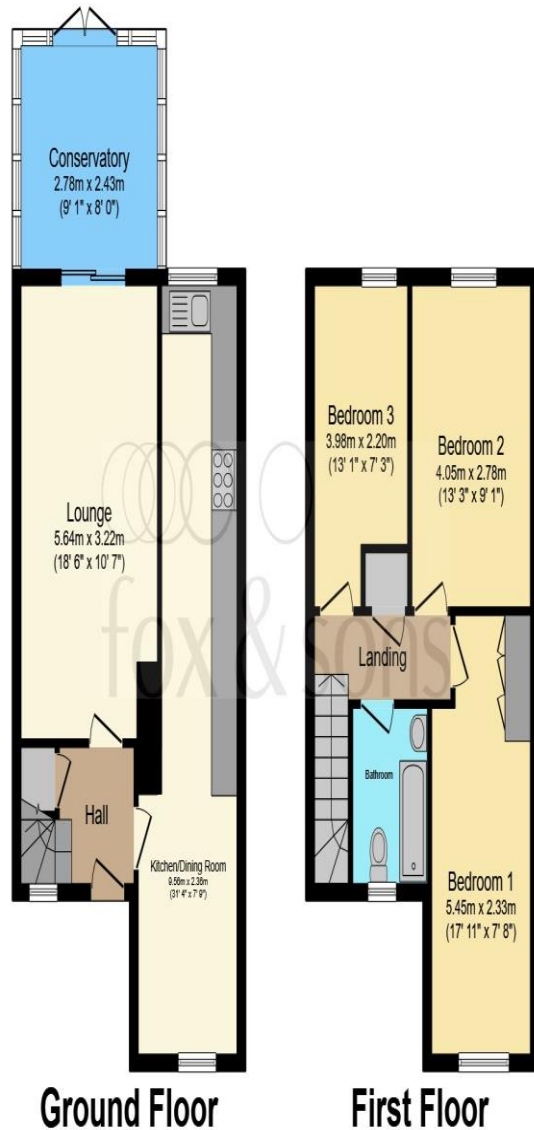
Stoke Heights, Fair Oak Eastleigh SO50 8AH



welcome to
Stoke Heights, Fair Oak Eastleigh

Located in a sought-after school catchment, this spacious three-bedroom end of terrace home features a 31 ft kitchen/diner, lounge, conservatory, modern bathroom, and well-sized bedrooms. Benefits include a rear garden with access and driveway parking for two vehicles.





Total floor area 95.3 m² (1,026 sq.ft.) approx

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



Front Of Property

17' 10" x 7' 8" (5.44m x 2.34m)

Entrance Hall

Garden

Kitchen/ Diner

31' 2" x 7' 8" narrowing to 5' 9" (9.50m x 2.34m narrowing to 1.75m)

Lounge

18' 3" x 10' 7" (5.56m x 3.23m)

Conservatory

10' 7" x 9' 2" (3.23m x 2.79m)

Landing

Bedroom Two

12' 5" x 9' 1" (3.78m x 2.77m)

Bedroom Three

12' 4" x 7' 2" (3.76m x 2.18m)

Bathroom

Bedroom One

welcome to

Stoke Heights, Fair Oak Eastleigh

- CUL-DE-SAC LOCATION
- MODERN HOME
- 31 FT LOUNGE/DINER
- THREE BEDROOMS
- DOUBLE GLAZING

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£350,000

directions to this property:

Fox and Sons Estate Agents Eastleigh

44 Market St, Eastleigh SO50 5RA

Head south on Market St towards Wells Place

0.1 mi

Turn left onto Wells Place

240 ft

At the roundabout, take the 1st exit onto Southampton Rd/A335

0.3 mi

At the roundabout, take the 4th exit onto Bishopstoke Rd/B3037



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/ELH106502



Property Ref:
ELH106502 - 0009

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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