

Westland Drive, Lee-On-The-Solent PO13 8GH

welcome to

Westland Drive, Lee-On-The-Solent

-- Three Bedroom Family Home -- Family Bathroom & En-Suite -- Open Plan Kitchen / Dining Room -- Requested Lee on the Solent Location --
Parking For Two Cars -- Gas Central Heating & Double Glazing --

Entrance Hall

UPVC door to front access, stairs to first floor landing, storage cupboard, doors to:

Cloakroom

UPVC double glazed window to front elevation, wash hand basin, wc, tiled floor, radiator.

Reception Room

9' 2" max x 7' 6" max (2.79m max x 2.29m max)

UPVC double glazed window to front elevation, tiled flooring, radiator.

Kitchen

21' 4" max x 14' 5" max (6.50m max x 4.39m max)

UPVC door to rear access, UPVC double glazed window to rear elevation, matching wall and base units, stainless steel sink and drainer unit with mixer tap, in-built oven, hob, extractor fan, integrated fridge/freezer, washing machine and dishwasher, granite work surfaces, wine cooler, storage cupboard, tiled flooring, three radiators.

First Floor Landing

Stairs to second floor landing, radiator, doors to:

Lounge

14' 5" max x 14' 2" max (4.39m max x 4.32m max)

Two UPVC double glazed windows to rear elevation, two radiators, tv point.

Bedroom 1

14' 5" max x 9' 1" max (4.39m max x 2.77m max)

Two UPVC double glazed windows to front elevation, fitted double wardrobe, two radiators, door to:

En-Suite

Walk-in shower cubicle, wash hand basin, wc, tiled flooring, extractor fan.

Second Floor

Access to loft space, storage cupboard housing gas boiler, doors to:





Bedroom 2

14' 6" max x 11' 5" max (4.42m max x 3.48m max)
UPVC double glazed window to front elevation,
fitted double wardrobe, radiator.

Bedroom 3

14' 6" max x 6' 7" max (4.42m max x 2.01m max)
Two skylight windows to rear elevation, radiator.

Bathroom

Bath with shower over, wash hand basin, wc, tiled
surrounds, extractor fan, radiator, tiled flooring.



Outside

To the front the garden is laid to shingle. To the
rear the garden is laid to patio with rear pedestrian
access and enclosed to perimeters.

Parking

There are two allocated parking spaces one of which
is undercover.



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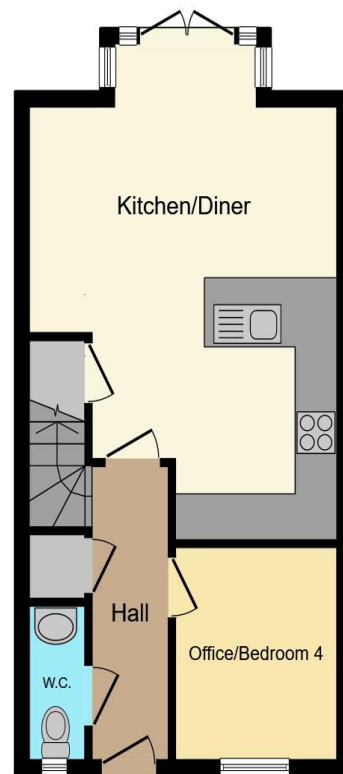
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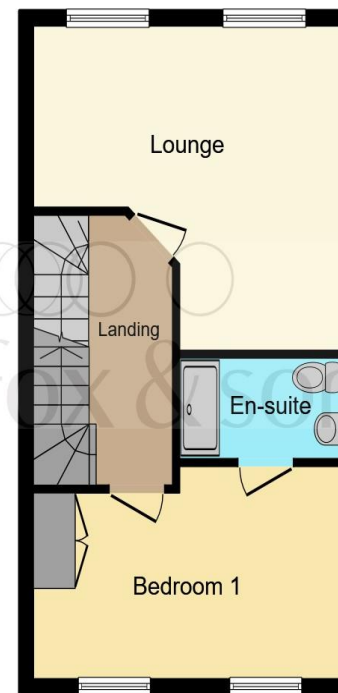
- Three/Four Bedroom Family Home
- Family Bathroom and Ensuite
- Open Plan Kitchen/Dining Room
- Requested Lee on Solent Area
- Parking for Two Cars

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

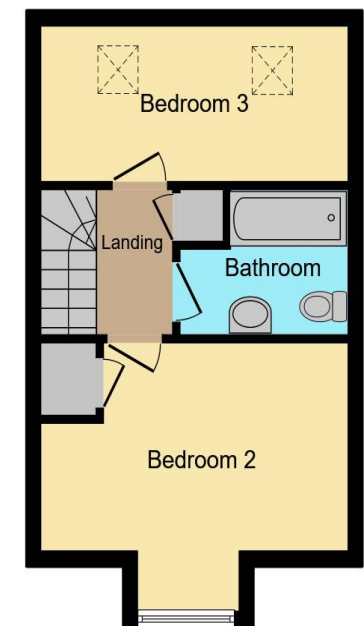
£375,000



Ground Floor



First Floor



Second Floor

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

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Property Ref:
GOS112872 - 0002

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