



Hobb Lane, Hedge End, Southampton, SO30 0GF



welcome to

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Fox & Sons are delighted to offer for sale this two bedroom detached bungalow situated in the popular area of Hedge End close to local shops, schools and amenities including the village centre and M27 motorway links.

Porch

Front door leading to porch.

Entrance Hall

Single glazed door leading hallway, hallway leads to all rooms, boiler in the cupboard and radiator.

Living Room

15' x 11' 9" (4.57m x 3.58m)

Double glazed window to the side, open plan to dining area and gas fire place.

Dining Room

9' 7" x 11' 10" (2.92m x 3.61m)

Open plan to lounge, double glazed window to the side, double glazed patio door and windows leading to lean-to/conservatory and 2 radiators to the rear.

Kitchen

9' 6" x 9' 5" (2.90m x 2.87m)

Double glazed window to the rear and side, radiator to the side, double glazed door to rear leading to lean-to, freestanding gas oven and hob, fixtures and fittings, built in 1/2 bowl sink with drainer and washing machine.

Conservatory/lean-To

4' 10" x 21' 4" (1.47m x 6.50m)

All single glazed windows, doors to garden and has a freestanding tumble dryer.

Bedroom One

11' 7" x 11' 10" (3.53m x 3.61m)

Double glazed window to the front and radiator under the window.

Bedroom Two

10' 11" x 10' 5" (3.33m x 3.17m)

Double glazed window to the front and radiator under the window.

Study

7' 10" x 10' 6" (2.39m x 3.20m)

Double glazed window to the side, door to the kitchen and hallway and radiator under the window.

Bathroom

Double glazed window to the side, towel radiator, walk in shower from mains, toilet and wash basin.





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**Hobb Lane, Hedge End, Southampton,
SO30 0GF**

- Detached Bungalow
- Two bedrooms
- Lounge/Diner
- Shower Room
- Driveway Parking

Tenure: Freehold EPC Rating: Awaited

£350,000



Total floor area 90.5 sq.m. (974 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:
HEE105334 - 0007



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