

St. Johns Road, Hedge End, Southampton, SO30 4DG



welcome to St. Johns Road, Hedge End Southampton

Fox & Sons proudly presents this exceptional five-bedroom extended detached property,

Call now to book a viewing 01489785269!











Total floor area 182.8 m² (1,968 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



Entrance Porch

Entrance Hall

Lounge 24' 7" max x 16' 1" (7.49m max x 4.90m)

Dining Room 7' 10" x 12' (2.39m x 3.66m)

Kitchen 12' 11" x 10' 9" (3.94m x 3.28m)

Hallway

Bedroom 1 18' 9" Max x 14' 10" (5.71m Max x 4.52m)

Bedroom 2 13' 7" To Bay x 10' 4" (4.14m To Bay x 3.15m)

Bedroom 3/Office Space 13' 7" Max x 12' Max (4.14m Max x 3.66m Max) **Bedroom 4** 13' 7" Max x 9' 2" (4.14m Max x 2.79m)

Bedroom 5 9' 11" x 12' 3" (3.02m x 3.73m)

Shower Room

Front Garden

Rear Garden

welcome to

St. Johns Road, Hedge End Southampton

- No onward chain
- Five Bedrooms
- two reception rooms
- Garage with power
- Ample Driveway Parking

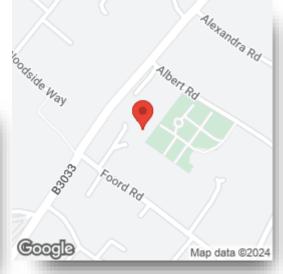
Tenure: Freehold EPC Rating: C

offers in excess of

£550,000







Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HEE104991



Property Ref: HEE104991 - 0006 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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fox & sons



01489 785269



HedgeEnd@fox-and-sons.co.uk



Stirling House, 5 St. Johns Road, Hedge End, SOUTHAMPTON, Hampshire, SO30 4AA



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