





welcome to

Ferncroft, The Drove, West Wellow, Romsey

Fox and Sons have immense pleasure in offering for sale this substantial, chalet-type four-bedroom detached bungalow located in The Drove, West Wellow. This fabulous, detached chalet bungalow boasts an impressive and secluded plot offering off-road parking for several vehicles.















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

Porch

Entrance/Hallway

Lounge

14' 6" x 13' 6" (4.42m x 4.11m)

Dining Room

12' 3" x 11' 10" (3.73m x 3.61m)

Kitchen

10' 5" x 10' 4" (3.17m x 3.15m)

Utility Room

Bedroom Four

12' 7" x 8' 2" (3.84m x 2.49m)

Bedroom Three

11' 11" x 10' 5" (3.63m x 3.17m)

Shower Room

Conservatory

19' 3" x 16' 1" (5.87m x 4.90m)

Landing

Bedroom One

22' 5" Max x 12' 8" Max (6.83m Max x 3.86m Max)

Bedroom Two

12' 7" max x 10' 4" (3.84m max x 3.15m)

Family Bathroom

Leisure-Wellness Centre

26' 7" x 17' 5" (8.10m x 5.31m)

Office/Storage Building

24' 5" x 11' 2" (7.44m x 3.40m)

Front And Rear Gardens

Detached Garage/Driveway

Further Parking To The Front

welcome to

Ferncroft, The Drove, West Wellow, Romsey

- Detached Chalet Bungalow
- Four Bedrooms
- Wellness suite/Office Space
- Two Bathrooms
- Amazing Conservatory

Tenure: Freehold EPC Rating: C

Council Tax Band: D

offers in excess of

£700,000









Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/RMY104947



Property Ref: RMY104947 - 0007 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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