



Auger Row, Waterlooville PO7 7FZ

welcome to

Auger Row, Waterloo

An impressive town house offering a kitchen, living room, downstairs cloakroom, four bedrooms, en-suite to the master bed and family bathroom. To the outside of the property is a rear garden, off road parking and a rear garage.

Entrance Hall

Stairs to first floor. Door to cloakroom. Radiator, laminated floor.

Kitchen

16' 10" x 7' 10" (5.13m x 2.39m)
Double glazed window to front aspect. Range of wall and base units with work surface over, incorporating single drainer sink unit. Space for washing machine and tumble dryer, built-in oven and gas hob with extractor hood over. Space for chest freezer and upright fridge/freezer. Two radiators.

Lounge

13' 6" x 12' 1" (4.11m x 3.68m)
Double glazed doors and windows to rear garden. Two radiators, laminate floor.

First Floor Landing

Stairs to second floor.

Bedroom Two

12' 4" x 12' 1" (3.76m x 3.68m)
Double glazed window to rear aspect. Radiator.

Bedroom Four

11' x 6' 2" (3.35m x 1.88m)
Double glazed window to front aspect. Radiator.

Bathroom

Suite comprising panel enclosed bath with shower over and shower screen, low level WC and pedestal wash hand basin. Radiator.

Second Floor Landing

Boiler cupboard.

Bedroom One

15' 2" max x 12' 1" max (4.62m max x 3.68m max)
Double glazed window to rear aspect. Radiator.
Door to en-suite.

En-Suite Shower Room

Suite comprising shower cubicle, low level WC and pedestal wash hand basin. Radiator.

Bedroom Three

12' 11" max x 8' 7" max (3.94m max x 2.62m max)
Two double glazed windows to front aspect. Radiator.

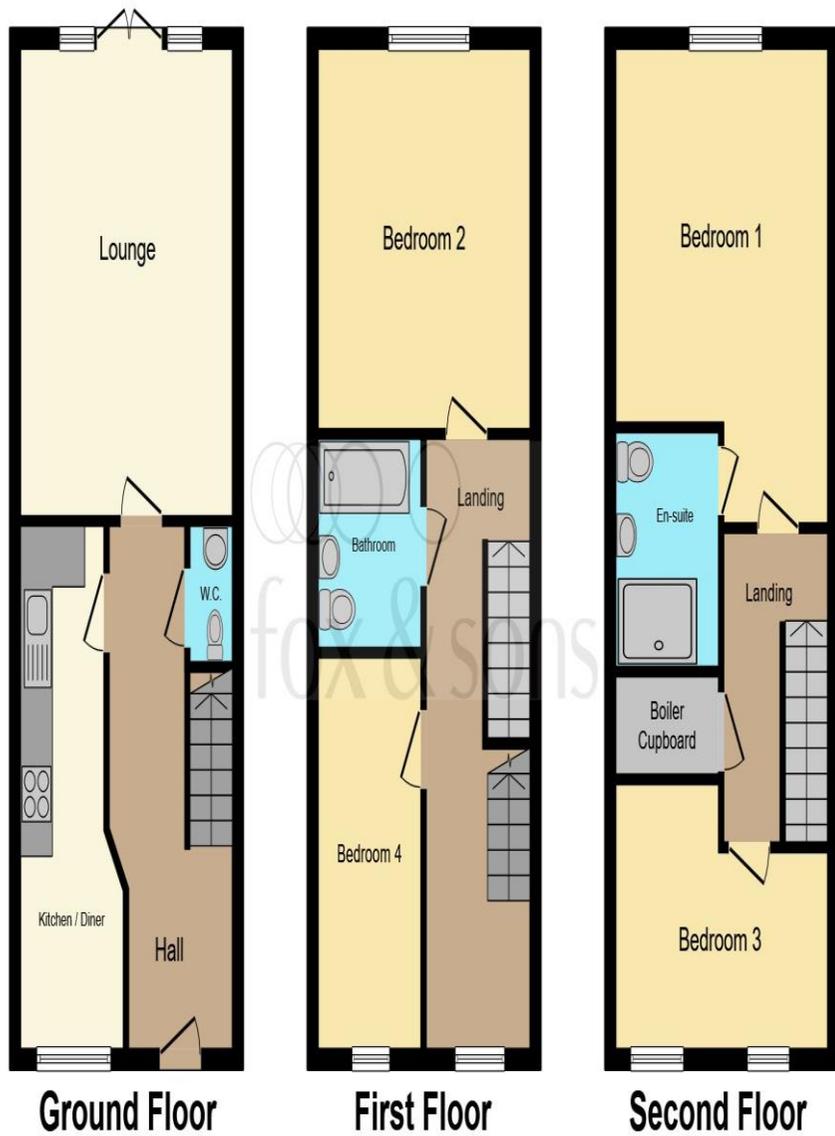
Outside

Front

Small lawned front garden with path to front door.

Rear Garden

Laid to decking, Astro turf and patio with slate borders. Rear pedestrian access.



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

welcome to
Auger Row,
Waterlooville

- Four Bedroom Town House
- Private Parking & Garage
- Lounge with Garden Access
- Master Bedroom with En-Suite Shower Room
- High Standard Finish

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

£350,000



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Property Ref:
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fox & sons



023 9226 2447



Waterlooville@fox-and-sons.co.uk



81B London Road, WATERLOOVILLE,
Hampshire, PO7 7ES



fox-and-sons.co.uk