

**Violet Court, Foxtail Road, Waterlooville PO7 7QW**

**welcome to**

## **Violet Court Foxtail Road, Waterloooville**

Modern two bed apartment with open-plan living, balcony, ensuite to master bedroom, stylish bathroom, allocated parking, and great transport links. Ideal for first-time buyers or investors in a prime location.

### **Entrance Hall**

8' 8" x 7' 2" ( 2.64m x 2.18m )

Wood laminate flooring, security entry phone, dual thermostat, radiator. Cupboard and further larger storage cupboard with space for tumble dryer.

Doors to:

### **Lounge / Diner**

18' 3" x 13' 5" ( 5.56m x 4.09m )

Double glazed window and double glazed French doors leading to balcony. Wood laminate flooring, radiator. Open to kitchen area.

### **Kitchen**

12' 6" x 7' 7" max ( 3.81m x 2.31m max )

Double glazed window, tiled floor. Range of wall and base units with wood block work surface over, incorporating sink unit. Space for washing machine and under counter fridge/freezer. Built-in oven with gas hob and extractor hood over.

### **Bedroom One**

12' 8" max x 10' 5" ( 3.86m max x 3.17m )

Double glazed window, carpet flooring, radiator, feature wall. Door to en-suite.

### **En-Suite Shower Room**

Shower cubicle, low level WC and pedestal wash hand basin. Radiator, tiled floor.

### **Bedroom Two**

10' 4" x 9' 2" ( 3.15m x 2.79m )

Double glazed window, carpet flooring, radiator.

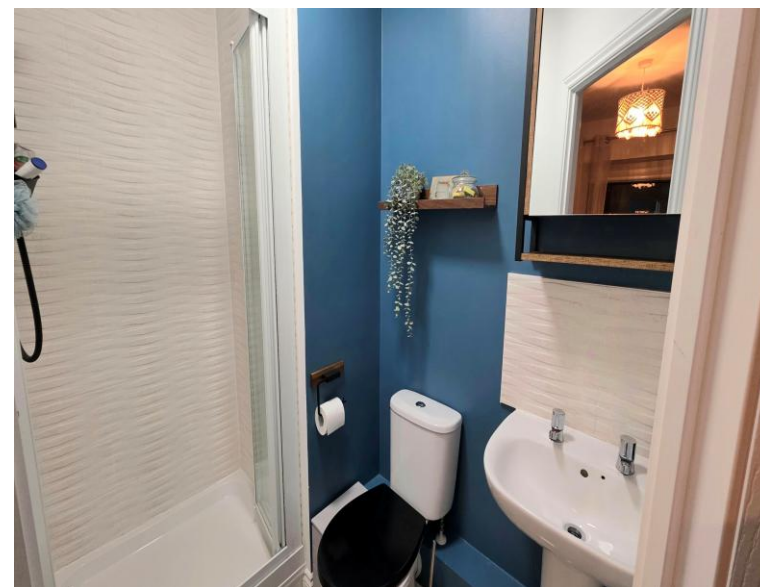
### **Bathroom**

10' 5" x 5' 8" ( 3.17m x 1.73m )

Double glazed window. Panel enclosed bath with hand held shower and mixer tap, low level WC and pedestal wash hand basin. Heated towel rail, tiled floor, tiled to principal areas.

### **Outside**

Allocated Parking Space.





**welcome to**  
**Violet Court Foxtail Road,**  
**Waterlooville**

- Two Double Bedrooms
- En-Suite To Master Bed
- Open Plan Lounge/Kitchen
- Private Balcony
- Allocated Parking + Visitors

Tenure: Leasehold EPC Rating: C  
Council Tax Band: B Service Charge: 2600.00  
Ground Rent: 263.56

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2012.  
Should you require further information please contact the branch. Please Note additional fees  
could be incurred for items such as Leasehold packs.

**£220,000**



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Property Ref:  
WLV109526 - 0004

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