



**£650,000**  
**Eglantine Close**  
Horndean, PO8 9BQ

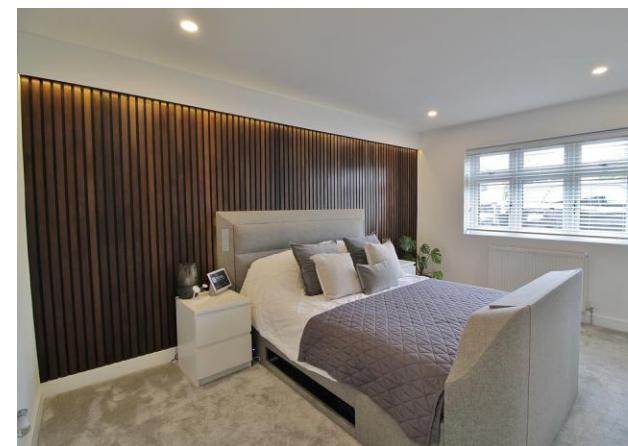
## PROPERTY SUMMARY

STUNNING MODERN OPEN PLAN BUNGALOW WITH ANNEXE POTENTIAL! Jeffries & Dibbens Estate Agents are delighted to offer for sale this absolutely incredible 4 bedroom detached bungalow that is presented to an immaculate standard throughout and has been completely refurbished and extended to an incredibly high standard. The property offers phenomenal accommodation and has the added attraction of a self contained out building with annexe. The property boasts 4 ground floor double bedrooms with en-suite dressing room and shower room to the master, family bathroom, stunning open plan kitchen and additional WC. There is a beautiful, low maintenance rear garden and off road parking as well as a host of popular local features including schools, recreation areas and woodlands. Properties of this quality rarely come to the market so to avoid disappointment contact Jeffries & Dibbens as sole agents today to arrange your viewing.

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**ENTRANCE HALL** Glass lantern roof, radiator, built in storage cupboard, doors to;

**UTILITY ROOM** 8' 00"(max) x 6' 04" (2.44m x 1.93m) Window to side aspect, radiator, internal door to garage, plumbing for washing machine, base units, door to WC.

**WC** Window to side aspect, hand wash basin with cupboards under, WC.

**HALLWAY** Electric Velux window, storage cupboard, doors to;

**BEDROOM 1** 13' 10" x 10' 02" (4.22m x 3.1m) Window to front aspect, radiator, wall panelling, spot lighting, access to:

**DRESSING ROOM** 8' 11" x 5' 05"(max) (2.72m x 1.65m) Window to front aspect, radiator, range of fitted wardrobes and drawers, sliding mirrored door to:

**ENSUITE** Electric Velux window, heated towel rail, double sink with mixer taps, digitally controlled Mira shower.

**BEDROOM 2** 11' 08" x 9' 10" (3.56m x 3m) Window to rear aspect, radiator.

**BEDROOM 3** 11' 06" x 9' 11" (3.51m x 3.02m) Window to rear aspect, radiator.

**BEDROOM 4** 11' 10" x 6' 10" (3.61m x 2.08m) Window to side aspect, radiator.

**BATHROOM** Electric Velux window, panel enclosed 'P' shaped bath with shower over, heated towel rail, hand wash basin with mixer tap over, WC, mostly tiled.

**KITCHEN/DINER** 18' 07" x 13' 09" (5.66m x 4.19m) Stunning open plan kitchen/diner, sky lantern roof, tiled underfloor heating, range of fitted wall and base units with centre island, larder storage cupboard, Integrated fridge/freezer and dishwasher, twin ovens, induction hob, inset sink with instant hot water mixer tap over, feature glass panelling, spot lighting, steps down to:

**LOUNGE** 13' 09" x 10' 10" (4.19m x 3.3m) Bi folds and window to rear garden, underfloor heating media wall, spot lighting.

**OUTBUILDING** Cladded outbuilding divided into three sections:

**ANNEXE** 15' 02" x 10' 05" (4.62m x 3.18m) Studio style room with window to front aspect and electric heating. Range of fitted kitchen units, electric oven and hob with extractor over, sink with drainer unit, door to shower room comprising panel enclosed shower, hand wash basin and WC.

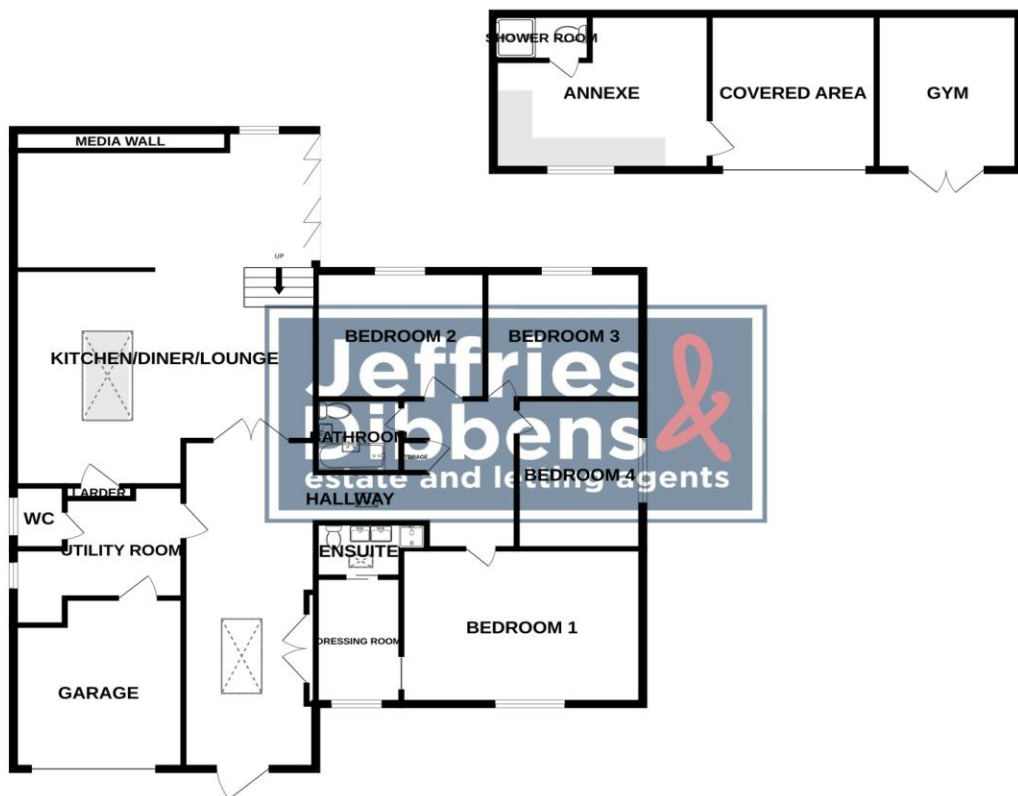
**COVERED AREA** 12' 11" x 9' 11" (3.94m x 3.02m) Power and lighting.

**GYM** 10' 05" x 9' 05" (3.18m x 2.87m) French doors to rear garden, fully boarded and plastered, power and lighting.

**FRONT** To the front, the property offers a blocked paved driveway, access to garage via electric door and gated side access.

**REAR GARDEN** Enclosed rear garden with patio and Astroturf areas. Outside lighting, power, and tap along with Google nest security cameras.

## GROUND FLOOR



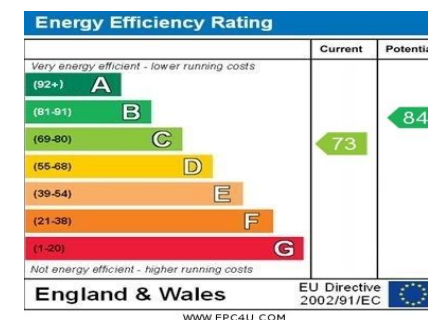
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**LOCAL AUTHORITY**  
Havant Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band D

**VIEWINGS**  
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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