



£500,000
Rosemary Way
Cowplain, PO8 9DG

PROPERTY SUMMARY

Located in a highly regarded area of Cowplain, we are delighted to offer for sale this beautifully presented and significantly extended 2 bedroom detached bungalow in Rosemary Way. The property has a large number of benefits including a modern fitted kitchen/breakfast room which opens on to a wonderful family room and, 2 double bedrooms with en-suite facilities to the master bedroom, modern family bathroom, lounge and a separate utility room. Externally there is a large rear garden and a garage with own driveway providing further off road parking. The property will attract immediate interest and early viewing is very strongly advised.





PORCH Windows, door leading to:

HALLWAY Radiator, access to loft with drop down ladder, two sets of storage cupboards, door to:

LOUNGE 15' 7" x 12' 9" (4.75m x 3.89m) Windows to front and side aspect, radiator, log burner.

BEDROOM 1 15' 11" x 9' 10" (4.85m x 3m) Windows to front and side aspect, two radiators, door to:

ENSUITE Sky lantern window, radiator, shower cubicle, wash hand basin, W.C.

BEDROOM 2 12' 0" x 10' 11" (3.66m x 3.33m) Window to side aspect, radiator, doors leading to family room.

BATHROOM Window to side aspect, sky lantern, wall to ceiling radiator, storage cupboard, panelled bath with shower over, wash hand basin, W.C.

UTILITY ROOM Sky lantern, heated towel rail, work units incorporating sink unit, space and plumbing for washing machine, space for tumble dryer.

KITCHEN 12' 2" x 12' 0" (3.71m x 3.66m) Sky lantern, radiator, a range of wall and base units incorporating sink unit, space range cooker with extractor fan over, integral dish washer, space for American style fridge freezer, breakfast bar, built in storage cupboard, opening to:

FAMILY ROOM 19' 5" x 12' 1" (5.92m x 3.68m) Windows to all aspect, two sets of sky lanterns, under floor heating, door leading to rear garden.

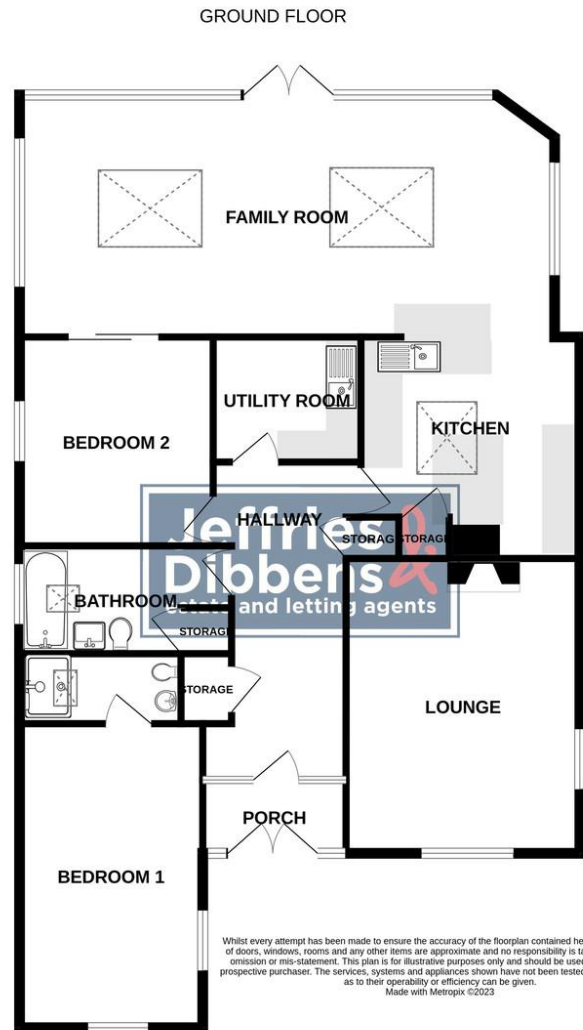
OUTSIDE

REAR GARDEN Large area laid to lawn, patio area, gated side access, private door to garage:

GARAGE 22' 4" x 7' 7" (6.81m x 2.31m) Electric garage door, power and light, window to side aspect.

FRONT GARDEN Area laid to lawn, blocked paved driveway providing off road parking, access to garage.



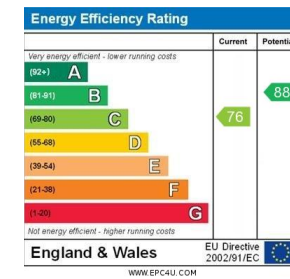


LOCAL AUTHORITY
 Havant Borough Council

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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