



CPR Certificate Not Signed

Offers In Excess Of
£700,000
Freehold

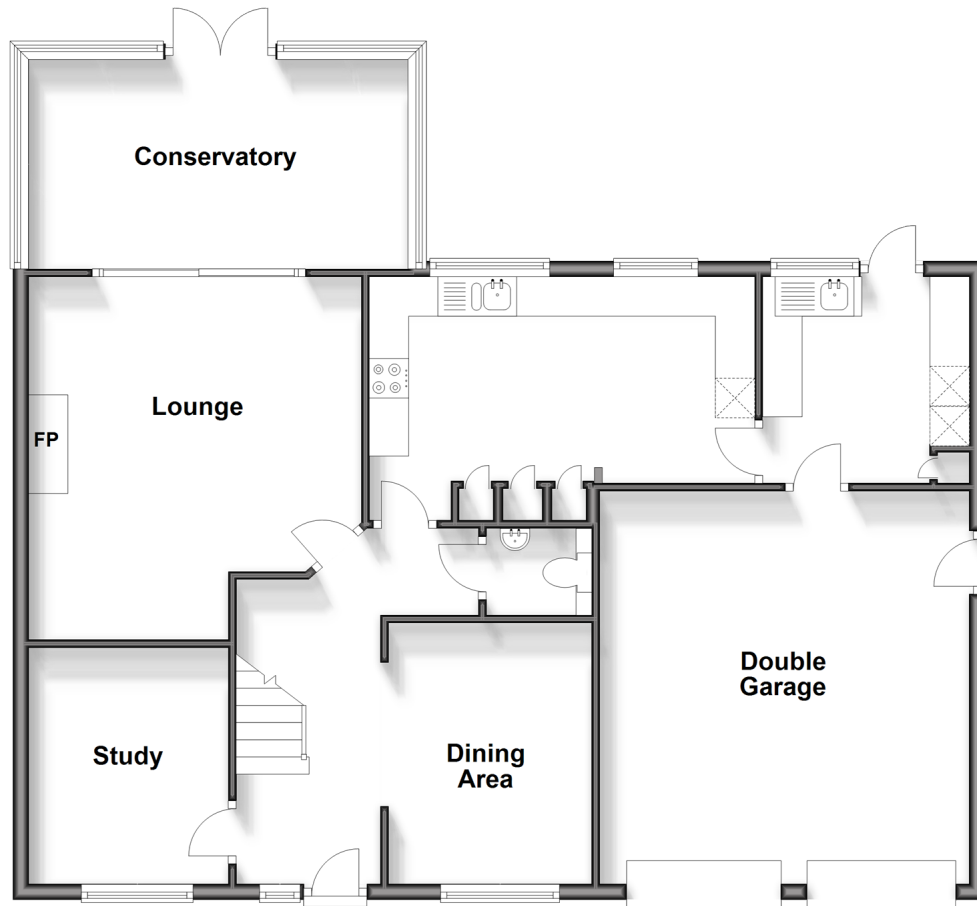
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Glen Dale, Rowland's Castle, Hampshire,
PO9

cubitt & west
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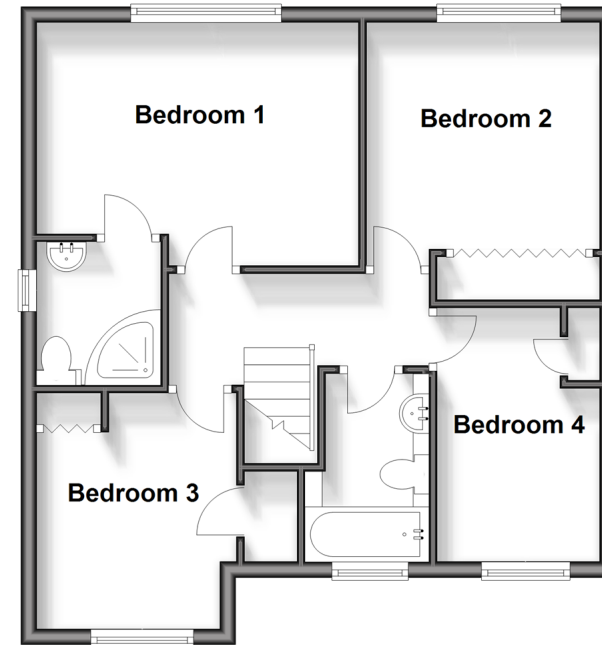
Ground Floor

Approx. 105.2 sq. metres (1132.3 sq. feet)



First Floor

Approx. 50.9 sq. metres (548.1 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Lounge : 16'0 x 14'7 (4.88m x 4.45m)

Dining Area: 11'5 x 8'6 (3.48m x 2.59m)

Kitchen : 15'9 x 10'6 (4.80m x 3.20m)

Study: 10'5 x 8'5 (3.18m x 2.57m)

Conservatory : 16'2 x 9'4 (4.93m x 2.85m)

Utility Room : 9'8 x 9'0 (2.95m x 2.75m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 1 : 13'5 x 12'4 (4.09m x 3.76m)

En-Suite Shower Room

Bedroom 2 : 10'6 x 10'6 (3.20m x 3.20m)

Bedroom 3 : 10'5 x 8'6 (3.18m x 2.59m)

Bedroom 4 : 10'6 x 7'3 (3.20m x 2.21m)

Bathroom : 7'4 x 5'5 (2.24m x 1.65m)

OUTSIDE

Front & Rear Gardens

Double Garage

Off Road Parking



Main features

- Generous size family home in requested location
- Versatile accommodation
- Landscaped rear garden offering an excellent degree of privacy
- Parking for multiple vehicles and double garage
- Within easy reach of the local amenities and transport links



Nearest Schools

Primary Schools: Rowlands Castle St John's C of E Controlled Primary 0.6 miles, Sharps Copse Primary and Nursery School 1.4 miles, Front Lawn Junior School 1.6 miles



Transport Information

Train Stations: Rowlands Castle 0.3 miles, Warblington 2.4 miles, Havant 2.6 miles



Address

Glen Dale, Rowland's Castle, Hampshire, PO9



Directions

For directions to this property please contact us.



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■ If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details