



37 Robin's Meadow, Titchfield Common, PO14 4JL

Offers In Excess Of £350,000



Robin's Meadow |
Titchfield Common | PO14 4JL
Offers In Excess Of £350,000

W&W are pleased to offer for sale this well presented three bedroom detached bungalow sitting on an enviable plot providing front & rear gardens. The property boasts three bedrooms, lounge, kitchen, sun room & main bathroom. The property enjoys a rear garden, garage & large frontage providing parking for multiple vehicles.

Robin's Meadow is ideally situated with school, shops & pub all within a short walk, further amenities of Park Gate, Titchfield & Whiteley are also easily accessible. The A27 & M27 are close by as well as a bus route.





Three bedroom detached bungalow sitting on an enviable plot

Sought after location

No chain ahead

Dual aspect lounge with centrepiece brick surround fireplace with inset gas fire & patio doors opening into the sun room

Kitchen with space/plumbing for appliances

Bedroom Three/dining room with door opening into the sun room

20'8ft sun room with patio doors opening out onto the rear garden

Main bedroom benefitting from built in wardrobes & bay window to the front

Guest bedroom also benefitting from fitted bedroom furniture

Main bathroom comprising four piece suite

Rear landscaped garden, patio & area laid to lawn with display flower/shrubbery & shed to remain

Large landscaped frontage laid to lawn with attractive display flowers & shrubbery

Garage

Driveway parking for multiple vehicles

ADDITIONAL INFORMATION

Property construction - Traditional brick build

Electricity supply - Mains

Water supply - Mains

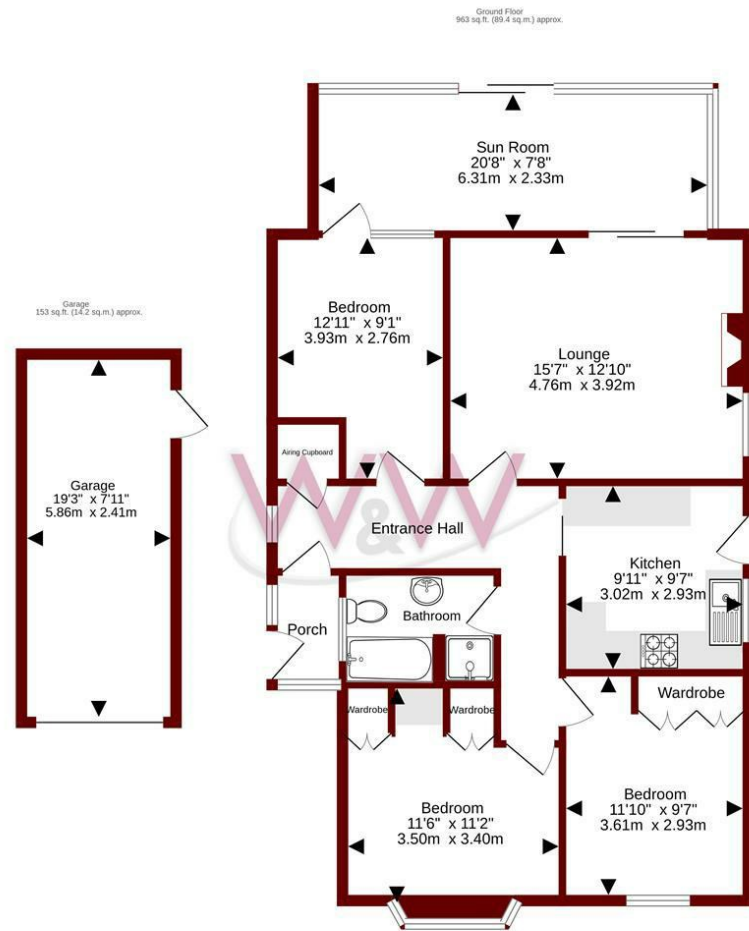
Sewerage - Mains

Heating - Gas central heating

Broadband - There is no broadband connected to the property

Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

The current seller informs us that they have mobile signal and are no current black spots. Please check here for all networks - <https://checker.ofcom.org.uk/>



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band - D - £2164.55 Per Annum

Tenure - Freehold

Current EPC Rating - C

Potential EPC Rating - B

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