



Chimney Pots  
ESTATE AGENTS

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Hunts Pond Road, Titchfield Common  
£550,000



- A detached family home which has been considerably enhanced and beautifully maintained by the current owners
  - Offering bright and spacious accommodation
- Dual aspect lounge and wood burning stove and garden/family room with heating allowing for use throughout the year
  - Modern kitchen with fitted appliances
  - Four bedrooms and two refurbished bathrooms
  - New internal doors throughout the property
- Ample Parking For Cars, Boats and Motorhomes and a detached garage
- To complement the gardens are secluded and face a Westerley aspect

Conveniently located in a popular non-estate location is this individually designed detached family home offering bright, spacious, and well-laid out accommodation which has been considerably enhanced and beautifully maintained by the current owners.

The property is set back from the road, with a block paved threshold to the driveway which offers ample parking for cars, boats, or caravans and access to a detached garage. The front garden has been recently landscaped allowing for added privacy.

A pretty bespoke porch and front door allow access to the house. Upon entering the property is a welcoming hallway with a remodelled staircase providing additional storage. There is complementary hardwood flooring which flows through to the lounge. The lounge has a pleasant view over the rear garden and benefits from the addition of an attractive wood-burning stove. French doors lead through to the garden/family room equipped with radiator heating allowing for use throughout the year.

The kitchen sits to the front of the property and has been reconfigured to incorporate a handy breakfast bar for the mornings when you're on the run. The kitchen is fitted with an extensive range of units allowing for plentiful storage and fitted appliances. Complementary tiling and Karndean flooring complete the contemporary style. A double bedroom and bathroom complete the accommodation on the ground floor.

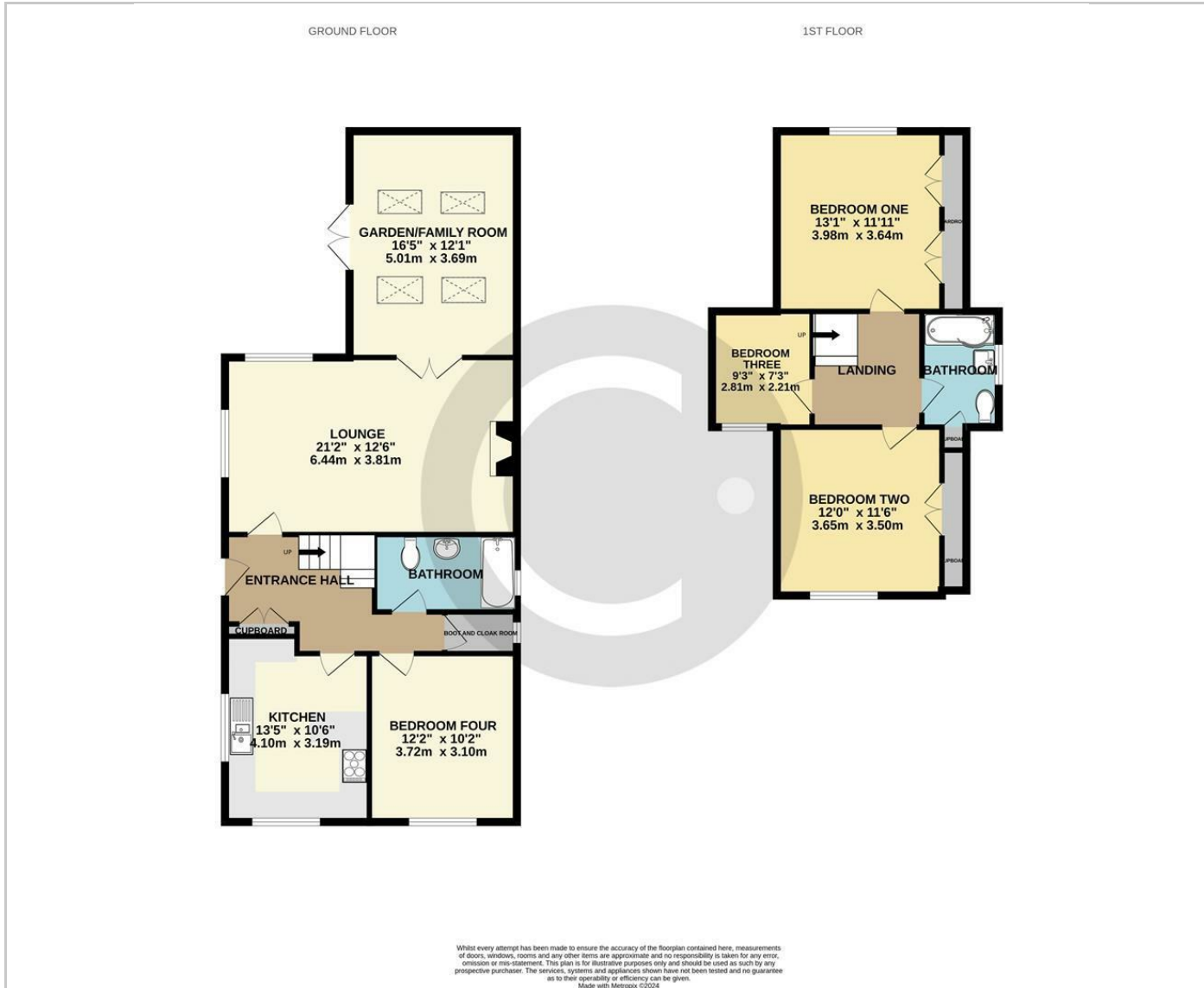
Upstairs there are three further well proportioned bedrooms and a further family bathroom.

To complement the garden is enclosed by panel fencing, secluded, and benefits a sunny westerly aspect, lawned with a raised deck terrace and patio area for alfresco dining and gatherings, for the little ones there is a dedicated play area. There is complementary lighting and a shed fitted with Wi-Fi.

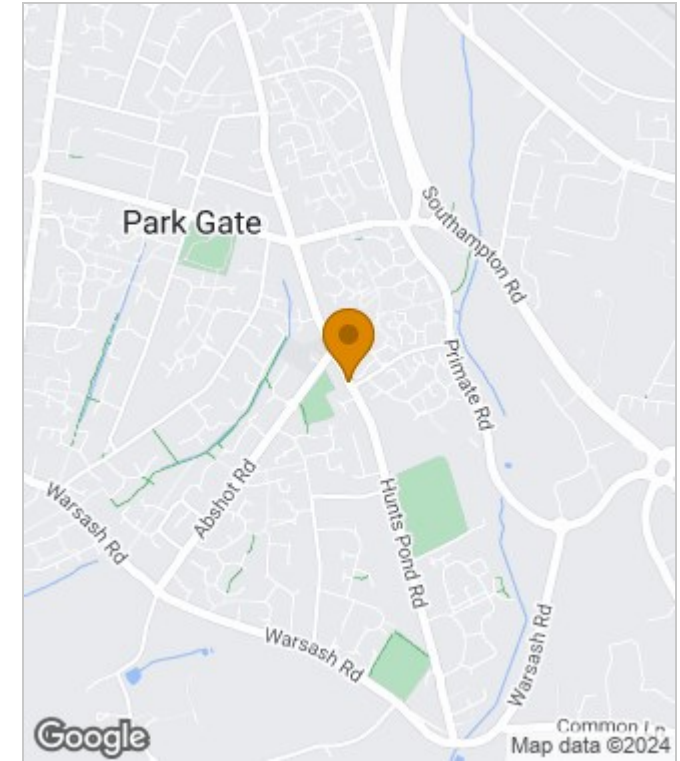
In summary, this is an impressive detached individual home offering space and style plus versatility set in the most convenient location an early inspection is highly advised.



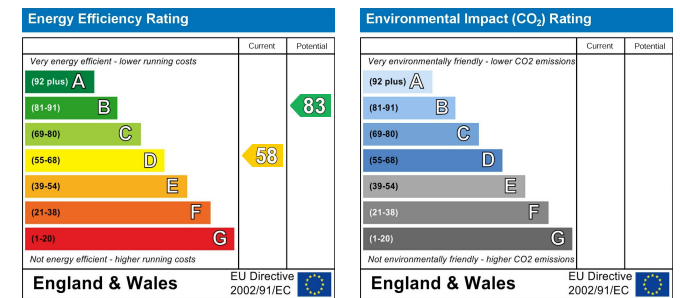
## Floor Plans



## Area Map



## Energy Performance Graph



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