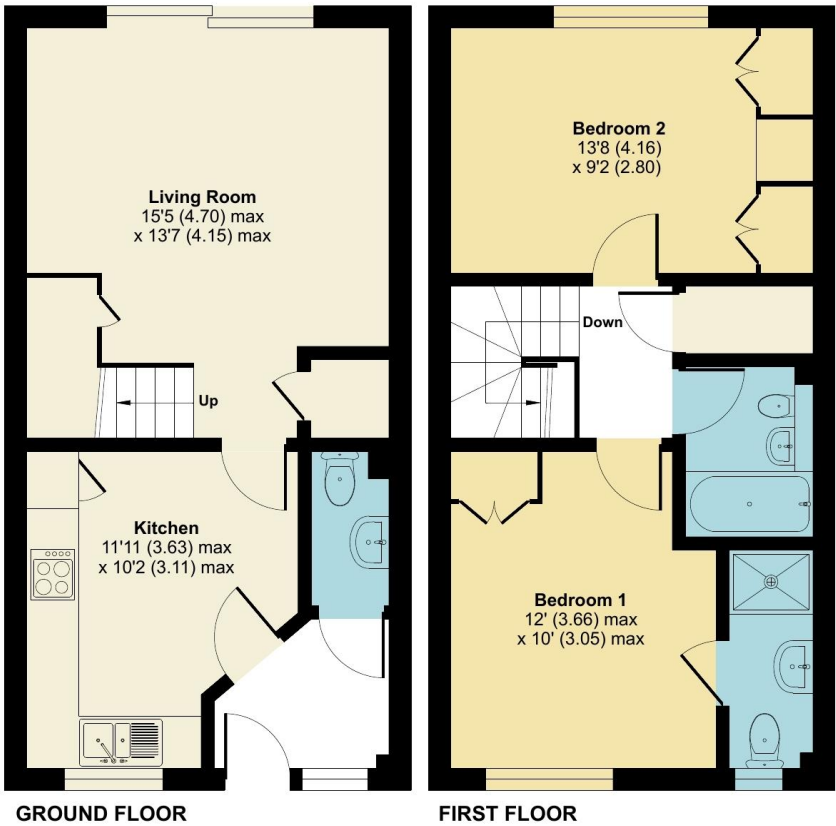
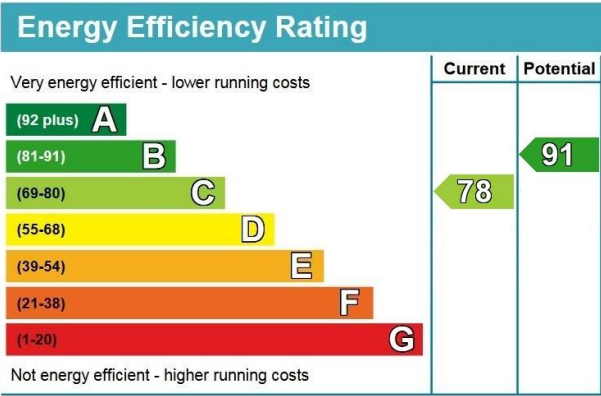


Barley Mews, Astor Crescent, Ludgershall, Andover, SP11

Approximate Area = 758 sq ft / 70.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Austin Hawk Ltd. REF: 1304385.



NOTE: These particulars are only intended as a guide to prospective purchasers with a view to taking up negotiations. They are not intended to be relied upon in any way for any purpose and accordingly neither their accuracy nor their continued availability is in any way guaranteed. They are furnished on the express understanding that neither the Agents nor the Vendors are under any liability or claim in respect of their contents. Any prospective purchaser must satisfy themselves by inspecting or otherwise as to the correctness of the particulars contained.



Barley Mews, Ludgershall

Guide Price £260,000 Freehold

- Entrance Hallway
- Living Room
- Master Bedroom Suite
- Separate Bathroom
- Driveway Parking
- Cloakroom
- Kitchen/Dining Room
- Second Double Bedroom
- Low-Maintenance Rear Garden
- Proximity to Schools & Amenities

DESCRIPTION: Potentially the ideal first step on to the property ladder, this two-double-bedroomed, terraced house benefits from generous driveway parking and an excellent location close to numerous local amenities, including schools catering for all age groups. The well-presented accommodation comprises an entrance hallway, a cloakroom, a kitchen/dining room, a living room, a master bedroom suite, a second double bedroom and a separate bathroom. Outside to the rear is an enclosed, low-maintenance garden.

LOCATION: Ludgershall offers a range of amenities, including a supermarket, a Post Office, newsagents, various shops, including a traditional butchers' shop, a church and schools catering for all age groups, including The Wellington Academy, plus Ludgershall Castle, which dates back to the 11th Century. Nearby Andover offers a range of shopping, educational and recreational facilities, including a cinema, theatre, leisure centre and college of further education. The city of Salisbury and the market town of Marlborough are also nearby, whilst the A303 is close at hand, offering access to both London and the West Country. Barley Mews can be found on Astor Crescent, just off the A3026 Ludgershall to Tidworth road.

OUTSIDE: The property frontage is set aside to part block paved, part gravelled driveway parking with space for three vehicles. External tap. The front door with glazed side panel sits within a recessed porch and leads into:

ENTRANCE HALLWAY: Consumer unit and radiator. Laminate flooring which extends through to both the kitchen and the cloakroom. Door to:

CLOAKROOM: Close-coupled WC, hand wash basin and radiator.

KITCHEN/DINING ROOM: Window to the front. A range of eye and base-level cupboards and drawers with worksurfaces over including matching upstands. Inset one and a half bowl, stainless steel sink and drainer. Inset gas hob with stainless steel splashback, extractor over and double oven/grill. Integral dishwasher, washing machine and fridge freezer. Radiators. Door to:

LIVING ROOM: Sliding patio doors accessing the rear garden. Engineered hardwood flooring. Door to a built-in, understairs storage cupboard and door to a separate built-in storage cupboard. Radiators. Stairs to first floor, also laid with engineered hardwood flooring.

FIRST FLOOR LANDING: Door to a built-in storage cupboard with access to a boarded loft space with lighting and power. Engineered hardwood flooring. Doors to:

MASTER BEDROOM SUITE: Front aspect master bedroom. Double doors to two fitted wardrobe storage cupboards. Radiator. Door to:

ENSUITE SHOWER ROOM: Window to the front. Recessed shower enclosure, close-coupled WC, pedestal hand wash basin and a heated towel rail.

BEDROOM TWO: Double bedroom with a window to the rear. Double doors to fitted wardrobe storage. Radiator.

BATHROOM: Fully tiled bath enclosure with a panelled bath and mixer shower attachment. Concealed cistern WC, hand wash basin and a heated towel rail.

REAR GARDEN: Low-maintenance, enclosed rear garden with a decked seating area adjacent to the rear of the property. The remainder of the garden is laid to lawn with hard standing for a garden shed and gated access to a pathway, owned by the property, which provides access back to the front of the property. External tap and power socket.

Agent's note: As with all Estate Agents, Austin Hawk is subject to the Money Laundering Regulations 2017. This means that we must obtain and hold identification and proof of address for all customers including any beneficial owners relating to the sale. Additionally, we are required to ascertain the source or

