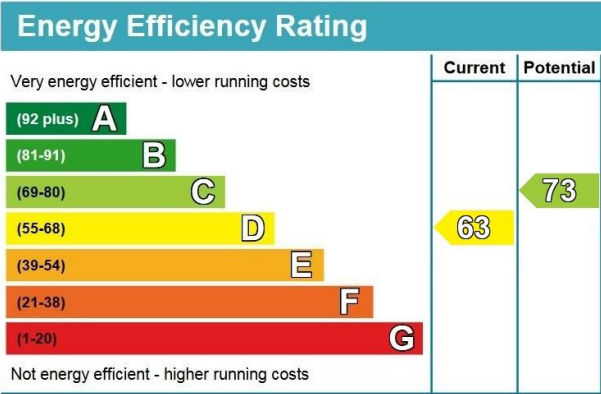




Barlows Lane, Andover

Guide Price £585,000 Freehold



- Hallway
 - Dining Room
 - Utility Room
 - 3 Further Bedrooms
 - Garage & Parking
- Sitting Room
 - Kitchen/Breakfast room
 - Master Bedroom Suite
 - Bathroom
 - Gardens

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.



DESCRIPTION: Austin Hawk are delighted to offer this detached house in a sought after location on the south side of the town and within catchment for Anton junior and infant schools. The spacious and well presented accommodation comprises impressive entrance hall, cloakroom, sitting room, dining room, kitchen/breakfast room, utility room with shower room, master bedroom with ensuite shower room, three further bedrooms and a bathroom. Outside there is a good sized front garden with a patio area and a long gated driveway offering parking and access to the garage. To the rear there is an enclosed garden with fruit cages and a shed. No onward chain.

LOCATION: Andover offers a range of shopping, educational and recreational facilities including a college of further education, a cinema, theatre and leisure centre. The mainline railway station runs a direct route to London's Waterloo in just over an hour whilst the nearby A303 offers good road access to both London and the West Country.

ACCOMMODATION: Open porch with tiled floor and front door into:

ENTRANCE HALL: Stairs to first floor and access to side lobby with coat hanging and door to garden. Doors to:

CLOAKROOM: Window to side. Low level WC and wash hand basin. Tiled floor.

SITTING ROOM: Bay window to front. Feature stone fireplace with wood burning stove and high level windows to both sides.

DINING ROOM: Bay windows to rear with French doors to garden. Fitted shelving and hatch to kitchen.

KITCHEN/BREAKFAST ROOM: Window to side. Range of eye and base level cupboards and drawers with inset one and a half bowl stainless steel sink with drainer. Space for range cooker with extractor over, space and plumbing for dishwasher, space for fridge/freezer, wine rack and door to:

UTILITY ROOM: Window to rear. Eye and base level cupboards and drawers with work surface over and inset stainless steel sink with drainer. Space and plumbing for washing machine and tumble drier. Door to:

SHOWER ROOM: Window to rear. Shower cubicle and heated towel rail.

FIRST FLOOR LANDING: Window to side. Loft access, linen cupboard and doors to:

MASTER BEDROOM: Window to front. Fitted wardrobe cupboard and door to:

ENSUITE SHOWER ROOM: Window to side. shower cubicle, low level WC, wash hand basin and heated towel rail.

BEDROOM 2: Window to rear. Fitted wardrobe cupboards and drawers.

BEDROOM 3: Window to rear.

BEDROOM 4: Window to front and fitted high level cupboard.

BATHROOM: Window to rear. Panelled bath, separate double shower cubicle, wash hand basin, low level WC and heated towel rail.

OUTSIDE: Good sized front garden with an elevated patio area adjacent to the house. The remainder is laid to lawn with mature shrubs. A long driveway offers generous parking and access to:

GARAGE: Single garage with up and over door and side door to garden.

REAR GARDEN: Fully enclosed rear garden with a paved area to the side of the garage and access to the front garden at both sides. The remainder is fruit cages and a shed.

TENURE & SERVICES: Freehold. Mains water, drainage, gas and electricity are connected. Gas central heating to radiators.

