

7 Saddlers Mews, Fyfield, Andover, SP11 8FB  
Guide Price £995,000





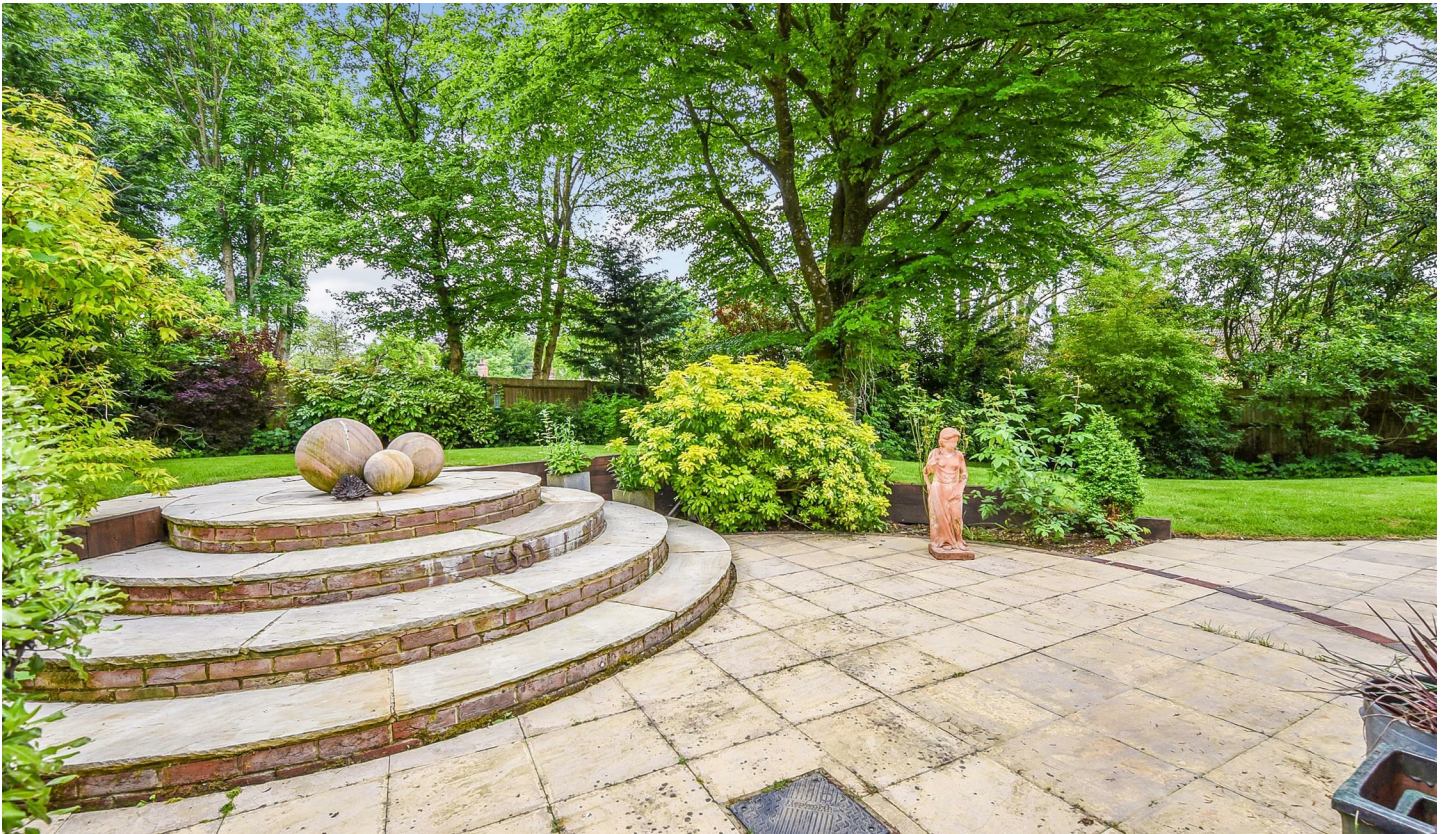
## 7 Saddlers Mews, Fyfield Andover, Guide Price £995,000

### PROPERTY DESCRIPTION BY Mr Wayne Turpin

With nearly 2200 square feet of accommodation and set in just over 0.2 of an acre, 7 Saddlers Mews is a beautifully finished and presented family home. Presented in show home condition throughout and with three reception rooms and five double bedrooms with two having en-suite shower facilities, the house neatly combines a traditional style with elements modernity. The kitchen/breakfast room is spacious enough to accommodate a dining table and a sofa, whilst the clean lines and granite surfaces normally with the modern style, juxtapose well with the Range cooker to develop a comfortable, rural feel. The build and finish quality is of an excellent standard, stone tiled floor provides a luxurious feel whilst the pressurised water system, body jet showers. The garden compliments this excellent family home professional landscaped to encourage outside entertaining. A two bay garage with steps leading to a large loft area and sizeable drive provides excellent parking. No Chain







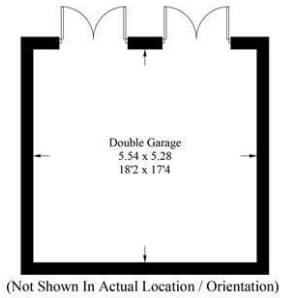
Fyfield is a rural village which is located approximately 5 miles to the west of Andover and is influenced by a range of factors which contribute to its appeal. The village contains a strong community which congregates regularly for a number of village events, to provides good access to key road and rail commuting routes and a range of sporting/recreational pursuits can be found within the locality. There is an excellent selection of schools in the area: local preparatory schools include Farleigh and Rookwood whilst the state sector provides a number of good local primary schools as well as the Wellington Academy near Tidworth and Peter Symonds Sixth Form College in Winchester. The countryside immediately beyond the village contains a network of footpaths and bridleways which can be accessed without having to get into the car and which are perfect for exercising dogs, horses and children. Winchester, Salisbury and Marlborough are all within easy reach of the house and provide wider access to the arts whilst day trips to the beaches or sailing centres on the south coast are also perfectly feasible.



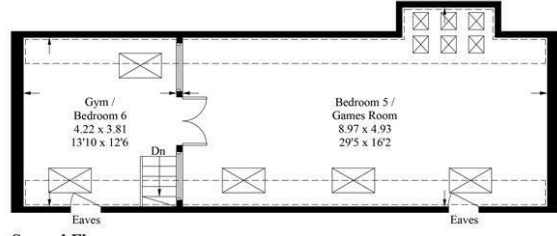


# Saddlers Mews, SP11

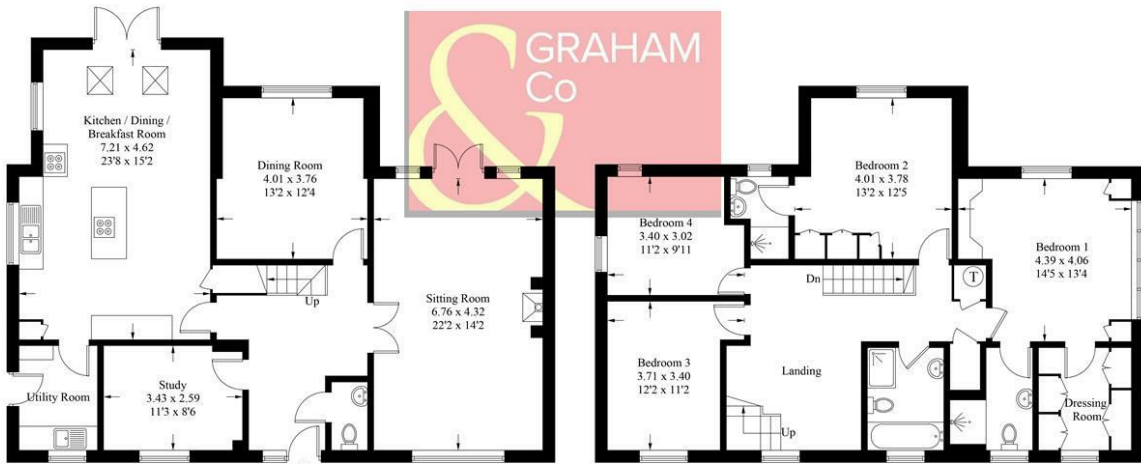
Approximate Gross Internal Area = 260.7 sq m / 2806 sq ft  
 Garage = 29.9 sq m / 322 sq ft  
 Total = 290.6 sq m / 3128 sq ft



(Not Shown In Actual Location / Orientation)



Second Floor



Ground Floor

First Floor

PRODUCED FOR GRAHAM AND CO

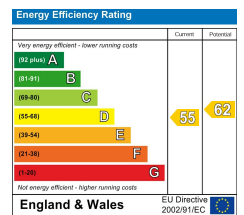
Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. © Emzo Marketing (ID1085586)

## MORTGAGE ADVICE Across The Market Mortgages

An independent Mortgage brokerage offering expert advice from across the whole market. Whether you are a first-time buyer, home mover, remortgaging or buying a Buy-To-Let investment. Tristan can provide expert & reliable advice, in a clear jargon free language. Book a free consultation today.

E - [tristan@atmmortgages.com](mailto:tristan@atmmortgages.com) M - 07545320380

[www.atmmortgages.com](http://www.atmmortgages.com)



Tax Band: G



OPEN 7 DAYS

If you are considering selling your home please contact us today for your free no obligation valuation

**01264 356500**

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

