



19 Chaucer Avenue, Andover, SP10 3DS
Asking Price £375,000



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PROPERTY DESCRIPTION BY Miss Molly Scruton

Located in a popular and well-established residential neighbourhood, this three-bedroom semi-detached bungalow offers a fantastic opportunity for buyers seeking a home with potential, just a short distance from local amenities, the mainline train station, and the local hospital. The accommodation includes a bright sitting room to the front and a separate dining room with a window to the front and patio doors opening to the rear garden, providing a pleasant flow of natural light throughout. The kitchen is situated at the rear, with a window overlooking the mature enclosed garden—ideal for enjoying the outdoor view while cooking. While the property is in need of updating, it provides a blank canvas for new owners to modernise and add value. Externally, there is a driveway and garage to the side offering convenient off-road parking and storage space. The rear garden is fully enclosed and features established planting, offering a private and peaceful outdoor retreat. This is a great opportunity to acquire a well-located bungalow with excellent potential in a highly regarded area.



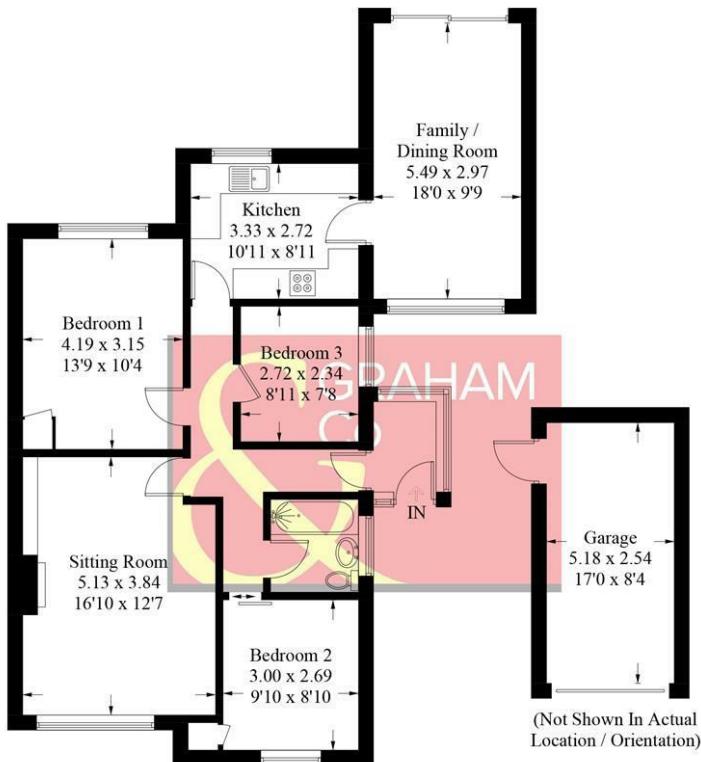


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boasts a lovely "market town" feel and everything you may need is close at hand. The mainline train station offers a fast service to London Waterloo in just over an hour, and the A303 gives access to London via the M3 and the West Country.



Chaucer Avenue, SP10

Approximate Gross Internal Area = 91.4 sq m / 984 sq ft
 Garage = 13.4 sq m / 144 sq ft
 Total = 104.8 sq m / 1128 sq ft



Ground 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 (ID1213129)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		77
(58-68)	D		
(39-57)	E		
(21-38)	F	44	
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

EU Directive 2002/91/EC

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