



40 Topaz Drive, Andover, SP10 3EE
Fixed Asking Price £310,000



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PROPERTY DESCRIPTION BY Mr Wayne Turpin

Tucked away in a cul-de-sac location in this sought after area, Graham & Co are delighted to bring to the market this three bedroom end-of-terrace family home. The property offers well planned accommodation comprising entrance hall with cloakroom, fitted kitchen, living/dining room leading to the conservatory. To the first floor there are three bedrooms and a bathroom, gas central heating and double glazing. Outside there is an enclosed rear garden and two parking spaces. NO CHAIN



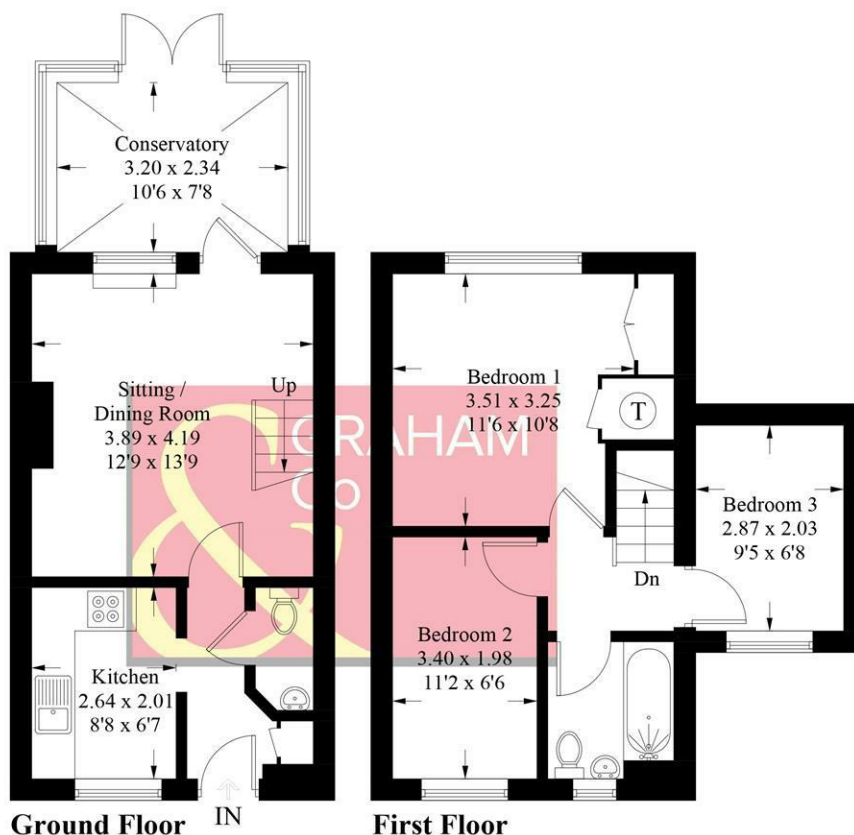


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town 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.



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Approximate Gross Internal Area = 70.1 sq m / 754 sq ft



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 (ID1230367)

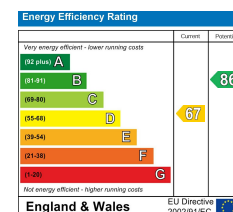
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