



27 Foal Close, Andover, SP11 6XR
Guide Price £280,000



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PROPERTY DESCRIPTION BY Miss Jay Cowan

Step into this inviting three-bedroom semi-detached home offered with no onward chain, nestled within a vibrant modern development. As you enter, you're welcomed by a bright entrance hall leading to a convenient downstairs cloakroom, ideal for guests.

The ground floor unfolds into a cosy lounge, offering a tranquil retreat for relaxation. The heart of the home lies in the spacious kitchen/diner, featuring French doors that open onto the garden, inviting the outdoors in and creating a seamless flow for entertaining or enjoying a quiet meal.

Venture upstairs to discover three well-proportioned bedrooms, including a master suite complete with its own en suite for added luxury and comfort. A family bathroom completes the upper level, offering a haven for relaxation and rejuvenation.

Outside, the property boasts parking facilities and a charming rear garden, providing a private sanctuary for outdoor activities or simply basking in the sunshine.

This home epitomizes modern living at its finest, offering both comfort and style in a desirable location.



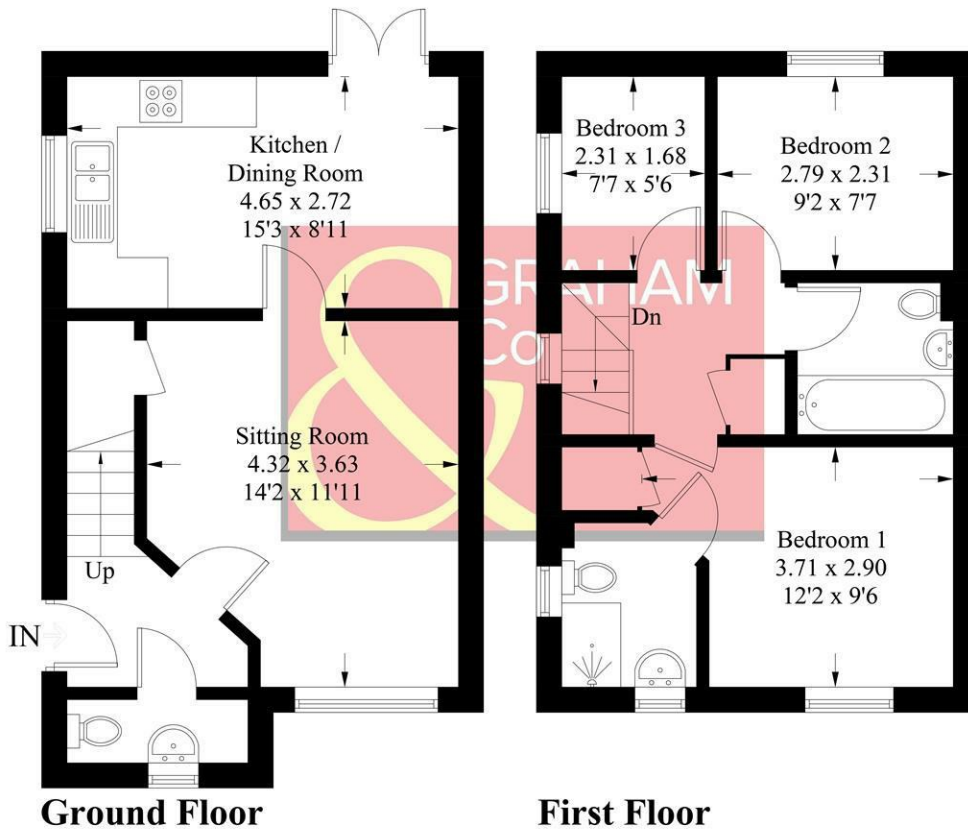


Picket Twenty is just over 2 miles south-east of Andover town centre, where a range of pubs, inns, cafés and restaurants are located. The main shopping area is around the High Street and its adjoining streets. Along with a modern shopping centre, a market is held every Thursday and Saturday; whilst there are several supermarkets, both in and out of the town centre. At the very hub of Picket Twenty, a community centre, day nursery and primary school are being provided, along with shopping facilities for day-to-day needs. Parks with children's play areas are also a feature on this development. Further opportunities for outdoor leisure come with the provision of a magnificent 64-acre urban park, complete with a sports pavilion, football pitches, cricket pitch, tennis court, play area and multi-use games centre - this large open space, so close to home, is bound to be popular with all members of the family. Please note that as with most modern housing developments, this property may have a minimal yearly "estate charge". Please ask for further information.



Foal Close, SP11

Approximate Gross Internal Area = 69.7 sq m / 750 sq ft



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 (ID1069410)

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Very energy efficient - lower running costs	A	82	95
(81-81)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Tax Band: C



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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.