



Chiltern Close, Ashurst Bridge, SO40
Southampton

£600,000

Property Type: Detached House

Bedrooms: 5 | Bathrooms: 2 | Receptions: 1

A beautifully extended five-bedroom detached family home situated within a highly sought-after Ashurst Bridge cul-de-sac. Featuring a stunning open plan kitchen, dining and family room with vaulted ceiling, bi-fold doors, central island and underfloor heating, together with a spacious lounge, en-suite to the principal bedroom, landscaped private rear garden, integral garage and ample driveway parking. A superb family home in a prime location.

- Sought After Ashurst Bridge Cul-De-Sac Location
- Substantial Five Bedroom Detached Family Home
- Stunning Open Plan Kitchen Dining Family Room
- Central Island With Integrated Teppanyaki Grill
- Separate Utility Room And Ground Floor Cloakroom
- Principal Bedroom With En-Suite And Built-In Wardrobes
- Beautifully Landscaped Private Rear Garden
- Integral Garage With Electric Roller Door

Hamwic Independent Estate Agents are delighted to offer for sale this substantial and beautifully extended five-bedroom detached family home, occupying a sought-after position within a quiet cul-de-sac in the highly desirable Ashurst Bridge area of Totton. Thoughtfully extended and exceptionally well presented throughout, this impressive home has been designed with modern family living in mind, boasting a stunning open-plan kitchen, dining and family room with vaulted ceiling and bi-fold doors, generous reception space, landscaped private gardens, an integral garage and ample off-road parking.

Tenure: Freehold Council Tax Band: E





This impressive detached family home offers spacious, versatile accommodation, thoughtfully enhanced with a spectacular rear extension that creates an outstanding open-plan kitchen, dining and family space. Beautifully presented inside and out, the property is perfectly suited to modern family living and entertaining.

A generous frontage provides ample off-road parking for several vehicles via a spacious driveway and gravelled parking area, together with an integral garage. Side gated access leads to the beautifully landscaped rear garden.

A welcoming entrance hall leads to a convenient cloakroom and a bright dual-aspect living room featuring a fireplace and useful understairs storage.

The true heart of the home is the stunning open-plan kitchen, dining and family room. Flooded with natural light from a vaulted ceiling with electric Velux roof windows and full-width bi-fold doors, this exceptional space seamlessly connects the indoors with the garden. The stylish kitchen boasts extensive cabinetry, wooden worktops, a large breakfast island with induction hob and Teppanyaki grill, integrated appliances, underfloor heating and generous dining and seating areas.

A separate utility room provides additional storage, laundry facilities, rear garden access and internal access to the garage.

The spacious split-level landing creates a practical family layout, leading to five well-proportioned bedrooms.

The principal bedroom benefits from fitted wardrobes and a contemporary en-suite shower room, while four further bedrooms offer flexible accommodation for family, guests or home working. A modern family bathroom completes the first-floor accommodation.

The landscaped rear garden has been designed for low-maintenance enjoyment, featuring artificial lawn, two paved entertaining terraces, one beneath a timber pergola, together with an ornamental pond, attractive planting and excellent privacy.

- Five well-proportioned bedrooms
- Principal bedroom with en-suite
- Spectacular open-plan kitchen/family room
- Vaulted ceiling with electric Velux windows
- Full-width bi-fold doors to the garden
- Underfloor heating to the kitchen/family area
- Separate utility room
- Landscaped rear garden with pergola
- Integral garage with electric roller door
- Driveway parking for multiple vehicles

An exceptional family home combining generous living space, stylish contemporary finishes and superb indoor-outdoor entertaining areas in a highly desirable setting.

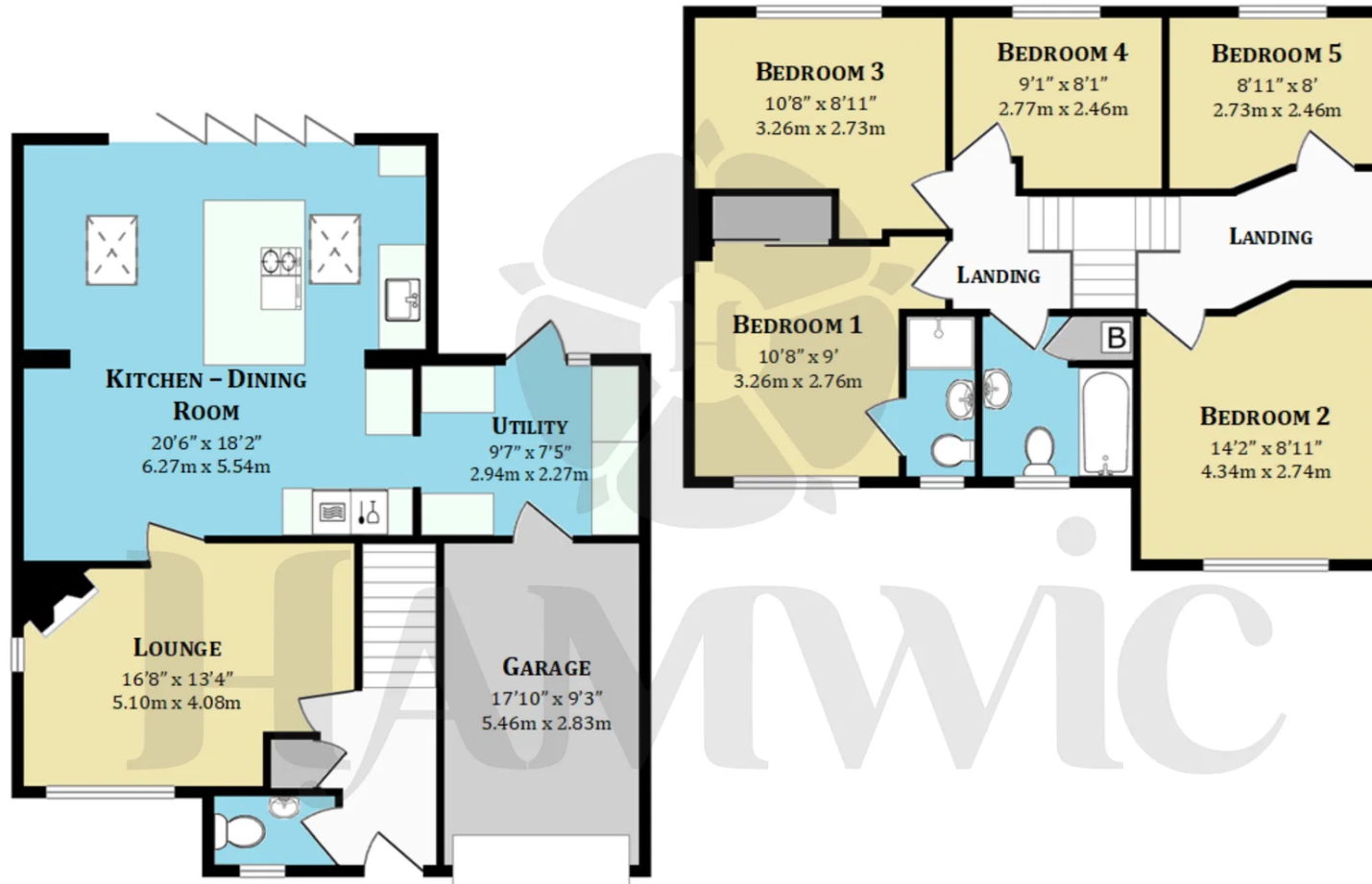
Brick Under Tiled Roof

Mains Water - Mains Electric - Gas Central Heating

Double Glazed Windows

Council Tax Band E





All measurements are approximate and for guidance only. Floorplans are not to scale and should not be relied upon as exact representations. Fixtures, fittings, and services have not been tested. Purchasers must verify the accuracy of all information and satisfy themselves before proceeding. Hamwic Independent Estate Agents Ltd accepts no liability for errors or omissions.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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