17 Hawthorn Grove, Waltham Chase - SO32 2GX

Part Buy, Part Rent £130,000 Shared Ownership

WHITE & GUARD

17 Hawthorn Grove

Waltham Chase, Southampton

Tucked away within a charming cul-de-sac setting, this beautifully presented two-bedroom semi-detached home offers deceptively spacious accommodation combined with modern comfort and an easy, low-maintenance lifestyle. Perfectly suited to first-time buyers, young professionals, or those looking to downsize without compromise, the property provides bright and welcoming living spaces alongside well-proportioned bedrooms and stylish finishes throughout. Offered with a 40% shared ownership, with the opportunity to increase your share in the future, this is a fantastic opportunity to step onto the property ladder in a desirable village setting.

LOCATION

Waltham Chase is a popular village known for its welcoming community feel and convenient access to surrounding towns and countryside. The development itself enjoys a peaceful position within a well-kept cul-de-sac, with a pleasant green directly in front of the property, creating an attractive outlook and a sense of openness. Residents benefit from local shops, amenities, and schooling nearby, while excellent transport links provide easy connections to nearby centers such as Fareham, Winchester, and Southampton. With beautiful countryside walks close by and the coast within easy reach, the location offers the perfect balance between village living and everyday convenience.

- WINCHESTER COUNCIL BAND C
- FREEHOLD
- EPC RATING B
- SHARED OWNERSHIP PROPERTY
- TWO BEDROOM SEMI DETACHED HOUSE
- BEAUTIFULLY PRESENTED THROUGHOUT
- LOUNGE DINING ROOM
- MODERN KITCHEN
- LOW MAINTENANCE REAR GARDEN
- DRIVEWAY WITH OFF ROAD PARKING

INSIDE

Stepping inside, you are welcomed by a bright and inviting hallway that immediately sets the tone for the rest of the home. To the right sits the well-appointed kitchen, thoughtfully arranged to provide practical workspace while remaining light and welcoming for everyday cooking.

To the rear of the property, the generous lounge and dining area creates a superb social space designed for both relaxing evenings and entertaining guests. Natural light fills the room, and a door leading directly out to the garden effortlessly connects indoor and outdoor living, ideal for summer gatherings or simply enjoying a quiet morning coffee outside.

The ground floor also benefits from a neatly presented downstairs cloakroom, adding extra practicality for daily life and visiting guests.

Upstairs, the sense of space continues with two exceptionally generous bedrooms, both filled with natural light and offering excellent proportions rarely found in homes of this style. Each room provides flexibility for furnishings, storage, or even a home-working area. Completing the first floor is a modern, clean and well-maintained bathroom, finished in a contemporary style.

OUTSIDE

To the rear, the garden has been thoughtfully designed for privacy and low maintenance, featuring a patio seating area that is perfect for outdoor dining, relaxing, or entertaining friends and family. Its secluded feel makes it a peaceful retreat at the end of the day.

Practicality is also well considered, with a tandem driveway providing off-road parking for multiple vehicles, ensuring both convenience and flexibility for homeowners and guests alike.

SERVICES:

Gas, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

BROADBAND : Full Fibre Broadband Up to 115 Mbps upload speed Up to 1600 Mbps download speed. This is based on information provided by Openreach.

Agents note : 40 % Shared Ownership

Length of Lease 118 Years remaining.

Rent £460 per month

Estate Management Charge £53.06 including building insurance (per month)

ANTI-MONEY LAUNDERING REGULATIONS

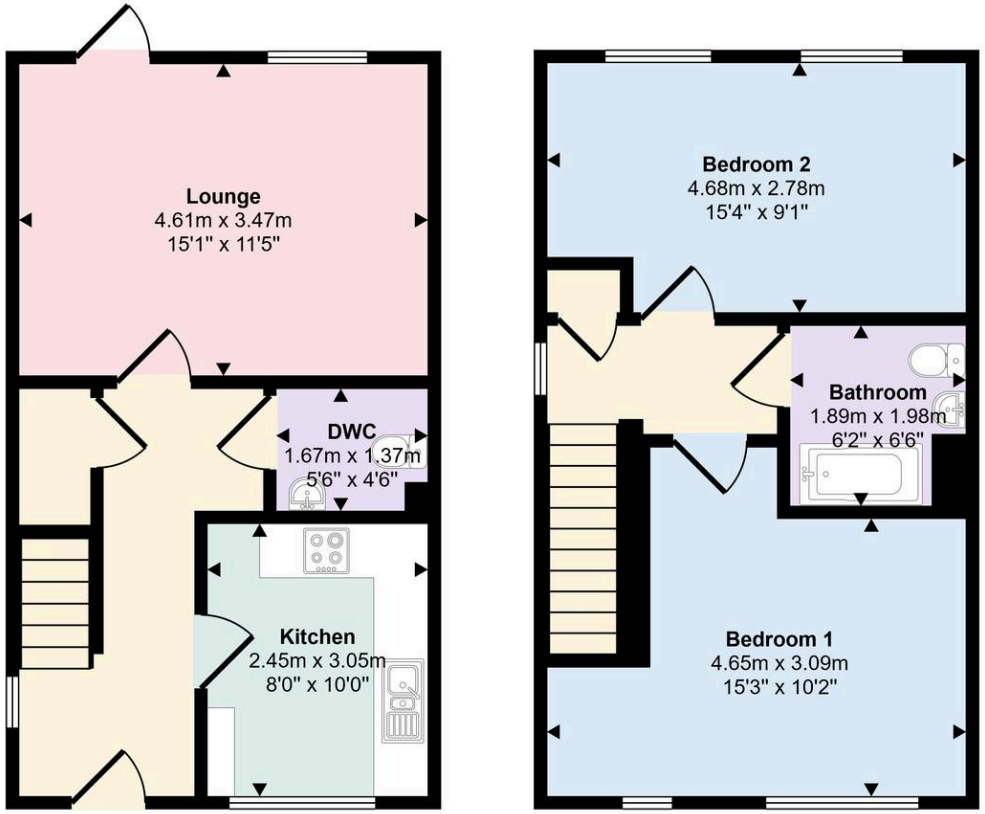
Buyers: If you have an offer accepted on a property through White & Guard, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per applicant.

Sellers: Upon receipt of instructions to act in the selling of your home, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per owner.

DISCLAIMER

These particulars are not to form part of a Sale Contract owing to the possibility or errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded, unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore, prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

Approx Gross Internal Area
75 sq m / 812 sq ft



Ground Floor
Approx 37 sq m / 403 sq ft

First Floor
Approx 38 sq m / 409 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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