

A circular logo for Chimney Pots Estate Agents. The text 'Chimney Pots' is in a large, white, serif font. Below it, 'ESTATE AGENTS' is in a smaller, green, sans-serif font. At the bottom of the circle, the tagline 'YOUR HOME • OUR PASSION' is written in a white, sans-serif font, following the curve of the circle.

Chimney Pots
ESTATE AGENTS

YOUR HOME • OUR PASSION



Yardley Road, Hedge End, SO30 0HQ

Guide price £375,000



Beautifully Presented Semi-Detached Home
Three Generously Sized Bedrooms and Office/Study
Family Bathroom, En Suite and WC
Open-Plan Lounge and Modern Kitchen
Spacious Integral Garage
Double Width Driveway
Ideally Located In a Quiet Cul De Sac
Only a Short Drive Away From Local Amenities and M27 Links
Low Maintenance and Private Split Level Garden

Immaculately presented semi-detached family home, ideally situated in a highly sought-after position on the edge of Hedge End village, conveniently close to local shops, amenities, and excellent transport links. Tucked away within a quiet cul-de-sac, the property benefits from private residents' parking, a double-width driveway, and an integral garage.

The spacious entrance hallway provides access to the garage and a convenient downstairs cloakroom. A short flight of steps leads down to the cosy yet bright lounge, flooded with natural light and featuring French doors opening onto the beautifully landscaped rear garden. The lounge also flows seamlessly into the modern fitted kitchen, complete with integrated appliances.

Upstairs, the property offers two generously sized bedrooms and a contemporary family bathroom. A further split-level staircase leads to the impressive principal bedroom, boasting fitted wardrobes and a stylish en-suite shower room, along with an additional office/study space ideal for home working.

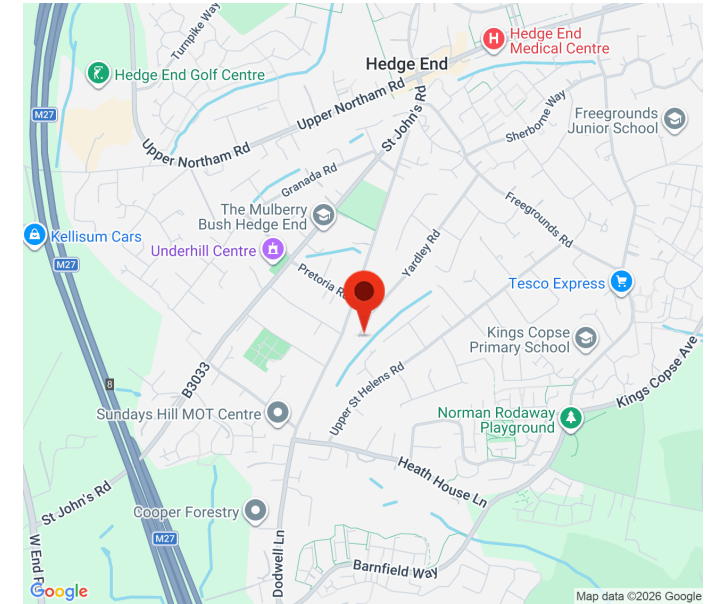
Outside, the rear garden has been exceptionally well-maintained across two levels. The upper terrace enjoys sunshine throughout the day and provides an ideal seating area for entertaining, while the lower garden offers a peaceful and private retreat with an additional seating area and garden room. Designed for low-maintenance living, the garden features an artificial lawn, decorative stone areas, and convenient side access.



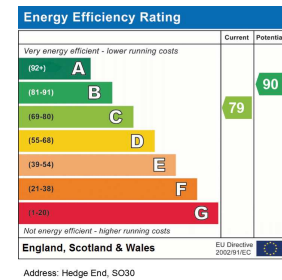
Floor Plan



Area Map



Energy Performance Graph



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