
Addison
ESTATE AGENTS









29 Crofton Way, Warsash, Southampton, SO31 9FQ

£925,000 Freehold

Tucked away in a sought-after position along Crofton Way in Warsash, this beautifully presented four-bedroom detached home has been cherished by the same family for over 30 years. Offering spacious, versatile accommodation and breathtaking views across the River Hamble, the property combines immaculate presentation with exciting scope for further enhancement, all available with no forward chain.

The standout feature is undoubtedly the stunning river outlook. Several rooms, including a number of the bedrooms and principal ground floor spaces, enjoy far-reaching views over the River Hamble, while a superb roof terrace has been thoughtfully created to make the very most of this exceptional setting. It is a wonderful spot for relaxing or entertaining, particularly as the sun sets across the water.

The accommodation is both generous and flexible. The main lounge is a welcoming space with doors opening directly onto the rear garden. In addition, there is a further reception room ideal as a dining room or playroom, along with a separate study.

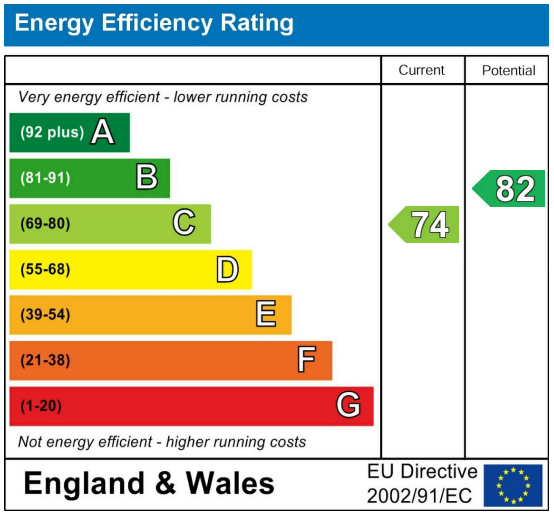
The kitchen is fitted with sleek quartz work surfaces and offers ample preparation and storage space, complemented by an equally well-proportioned utility room with direct access to the side passage.

Upstairs, there are four well-balanced bedrooms, including a principal bedroom with en-suite facilities, while a family bathroom serves the remaining rooms.

Outside, the rear garden is immaculately maintained and enjoys a sunny southerly aspect, providing a private and peaceful setting.

To the front, a large in-and-out driveway offers extensive parking and leads to the attached double garage, complete with an electric roller door.

For those looking to add further value, the property also presents excellent potential to extend either outward or upward, subject to the necessary consents, enhancing both the accommodation and the already impressive river views.



Further Information

Local Council:
Fareham Borough Council

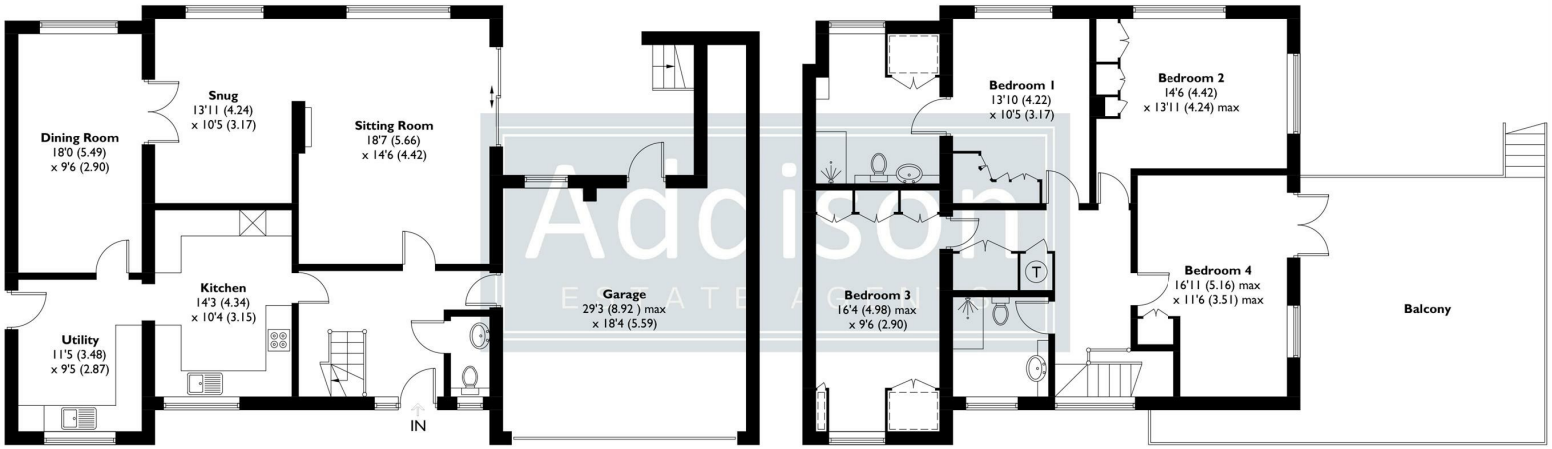
Council Tax Band:
F







APPROXIMATE GROSS INTERNAL AREA = 2450 SQ FT / 227.6 SQ M
(INCLUDING GARAGE)



GROUND FLOOR
1422 SQ FT / 132.1 SQ M

FIRST FLOOR
1028 SQ FT / 95.5 SQ M

- Stunning views across the River Hamble
- Impressive roof terrace designed to maximise river outlook
- Southerly facing, immaculately maintained rear garden
- Large in-and-out driveway, double garage with electric roller door, and no forward chain
- Kitchen with quartz work surfaces and adjoining utility room
- Spacious lounge with doors opening onto the rear garden
- Additional reception room plus separate study/home office
- Four-bedroom detached home owned by the same family for over 30 years
- Principal bedroom with en-suite and further family bathroom
- Great potential to extend (subject to the necessary consents) & offered for sale with no forward chain

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1279088)
Produced for Addison Estate Agents

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