



Selbon

Residential sales & lettings

Cedar Drive, Fleet,
Hampshire, GU51 3HD

Offers over £700,000 Freehold



01252 979300
Selbonproperty.co.uk

- Extended Detached Family Home
- 18ft. Living Room & Dining Room
- Utility Room & Cloakroom
- South-Easterly Facing Rear Garden
- Cul-De-Sac Location
- Four Bedrooms
- 23ft. Re-Fitted Kitchen/Breakfast Room
- En-Suite to Bed 1 & Family Shower Room
- Driveway Parking & Garage
- Close to Fleet Pond, Train Station & Town Centre

Selbon Estate Agents are delighted to offer to the market this extended four bedroom detached family home, ideally situated in a cul-de-sac location in the Pondtail area of Fleet. The property is within close proximity to Fleet Pond and Nature reserve as well as Fleet mainline train station and the town centre.

The current owners have re-modelled and refurbished the property which benefits from versatile living, accommodation ideal for families, and is offered for sale with no onward chain.

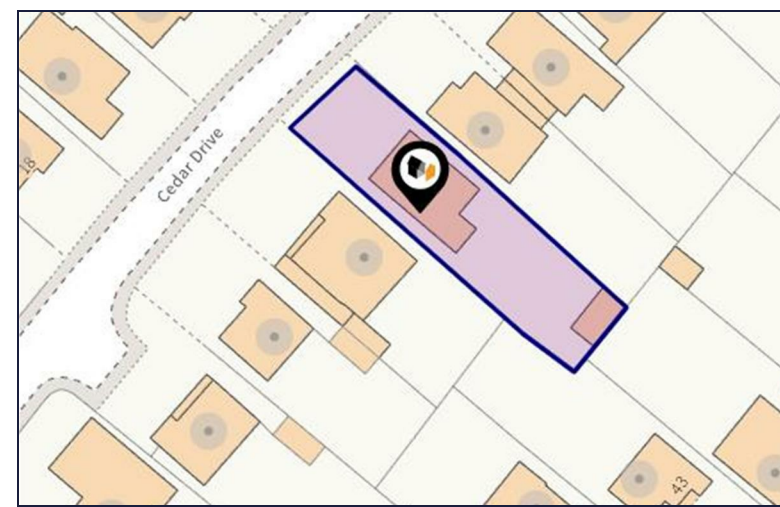
On entering the property you are welcomed into a reception hallway with stairs to the first floor and storage cupboard. The principle ground floor accommodation includes; 18ft. living room with doors leading to the rear garden & feature fireplace, dining room, 23ft. kitchen/breakfast room, utility room and a cloakroom with white suite.

Of particular note is the re-fitted kitchen with a range of eye and base level cupboard and drawer units with the added benefit of built-in appliances including Neff double oven, fridge, freezer and dishwasher. The kitchen opens to a breakfast area with double aspect windows and sky lantern which allows an abundance of natural light to flow in.

To the first floor are four generous bedrooms and a re-fitted family shower room. Bedroom one benefits from an en-suite bathroom and bedroom four benefits from a roof terrace.

Externally the South-Easterly facing rear garden measures 75ft. in length by 35ft. in width and is predominately laid to lawn with patio area immediately to the rear of the property and mature planting and evergreen borders. At the rear of the garden is a summer house with power and light with a further area laid to patio.

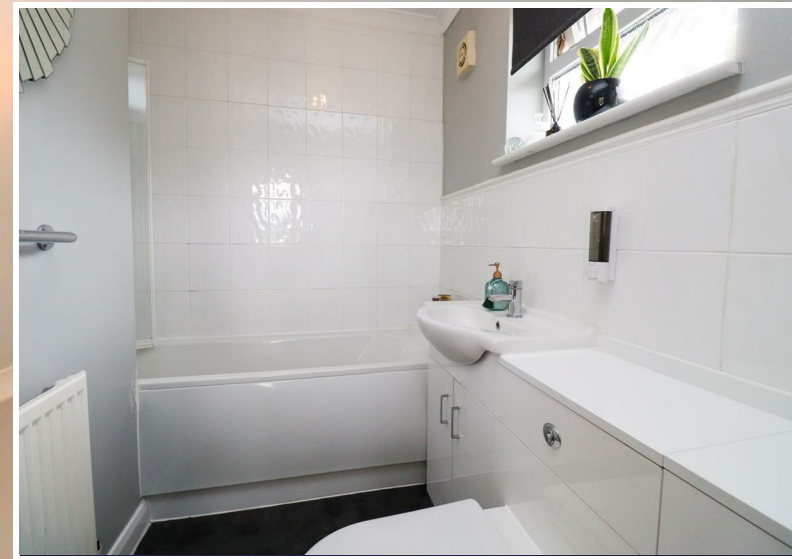
To the front is an area of lawn, shingle driveway providing off-street parking which leads to a garage. There is also a covered storage area to the side of the property.





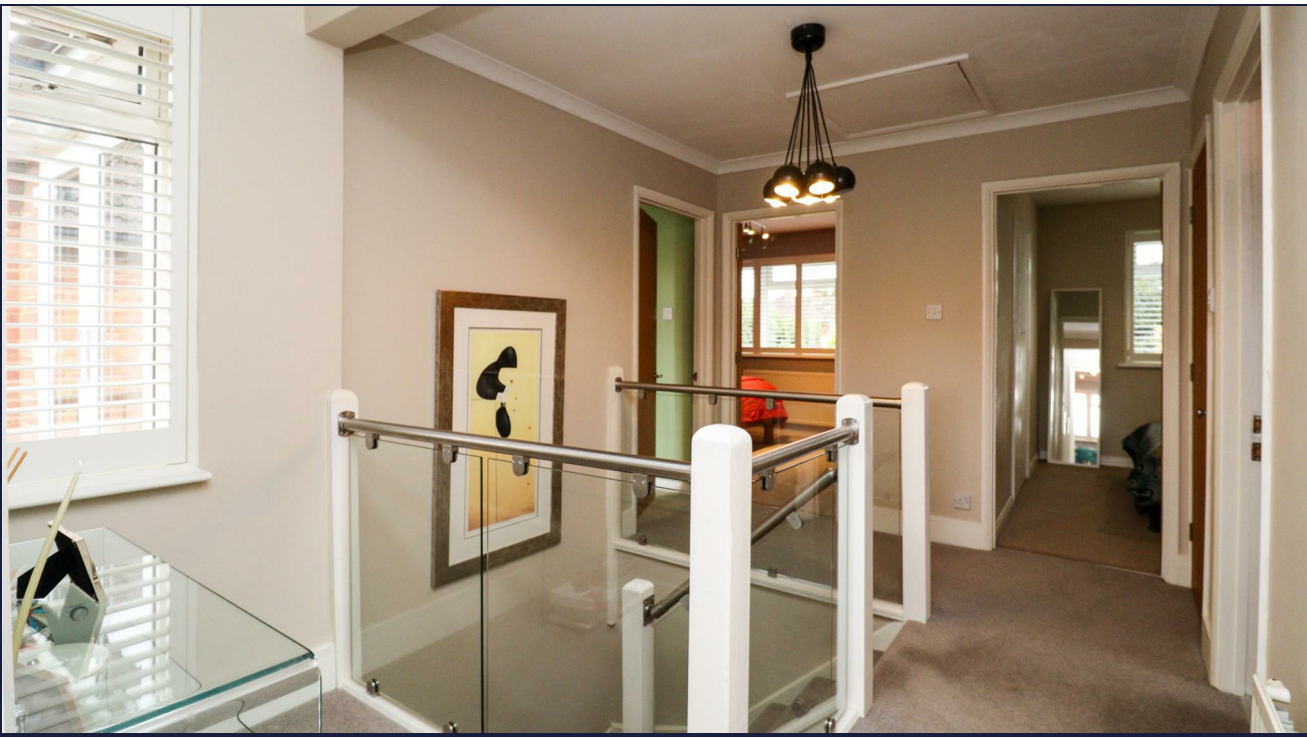




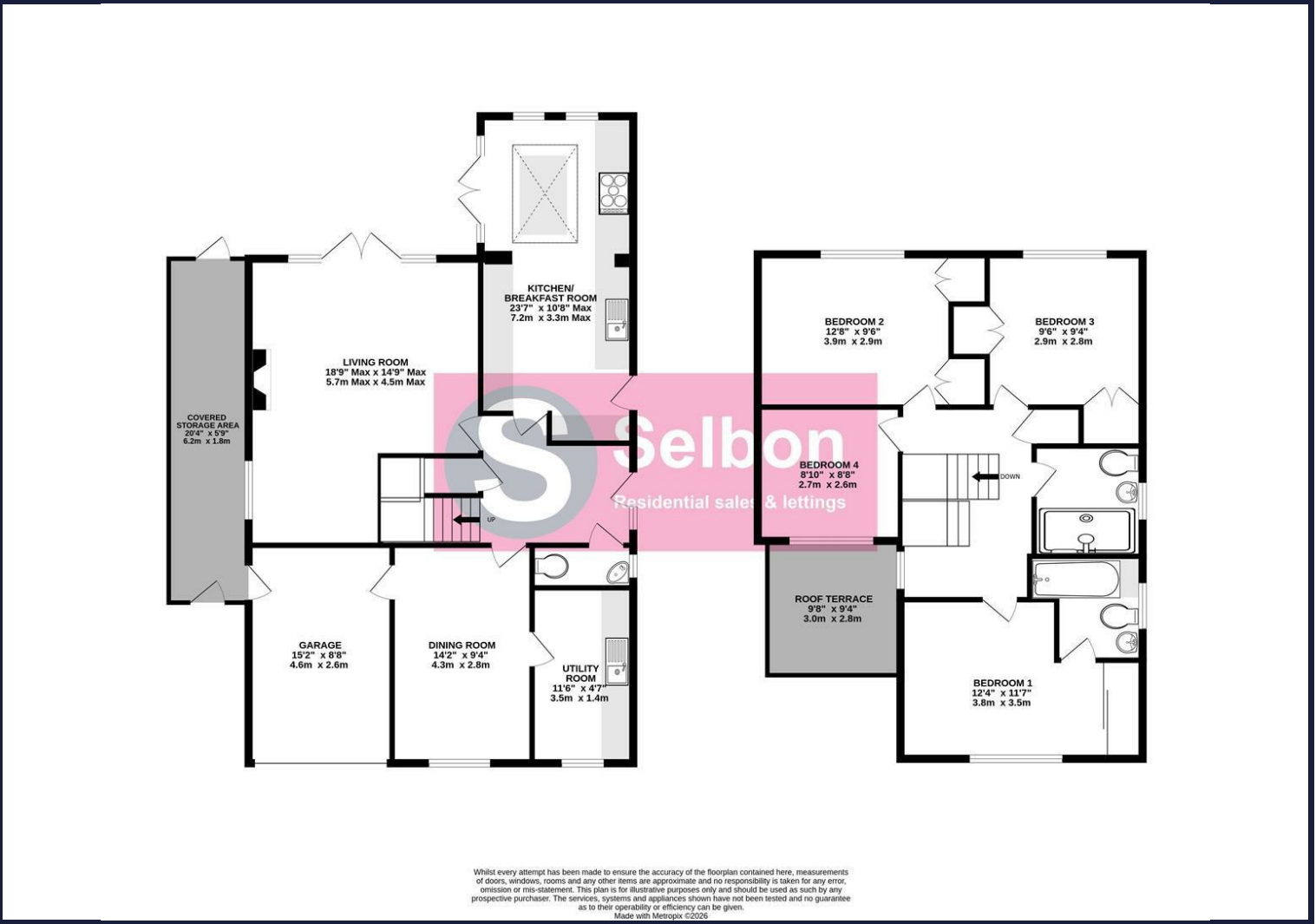








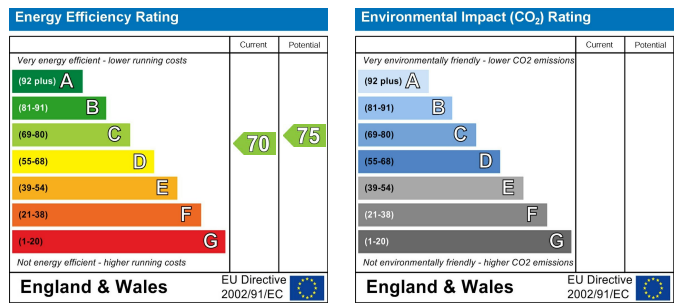
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

Council Tax Band: E

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