



24 Malmesbury Road | £375,000
Romsey, Hampshire, SO51 8FT





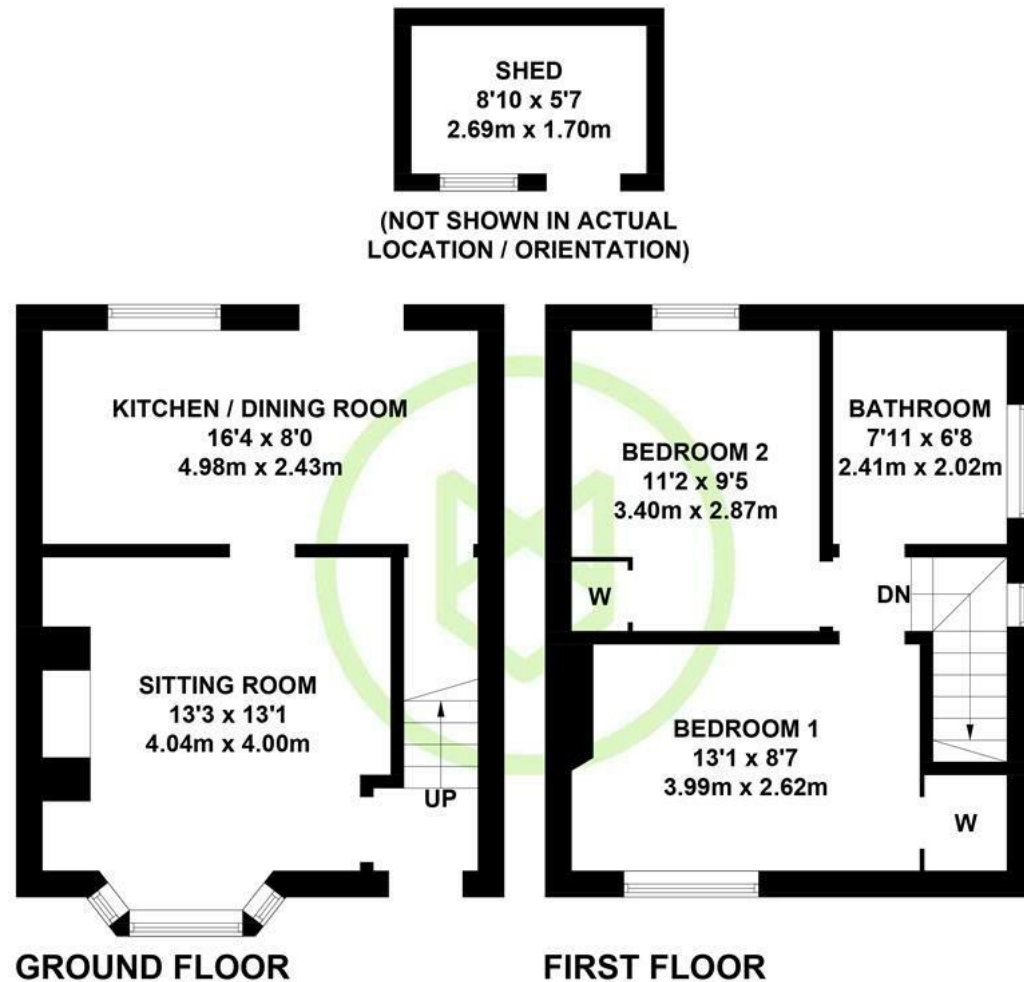
24 Malmesbury Road
Romsey, Hampshire, SO51 8FT

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Summary

A beautifully presented semi-detached home occupying a generous corner plot in a central Romsey location. The well-proportioned accommodation comprises two double bedrooms, a stylish refitted bathroom, a bright sitting room with a wood-burning stove, and a modern kitchen/dining room with a useful utility cupboard. Outside, the property benefits from a generously sized south-westerly facing rear garden, ideal for enjoying afternoon and evening sunshine, together with off-road driveway parking to the front.



APPROXIMATE GROSS INTERNAL AREA
GROUND FLOOR = 341 SQ FT / 31.7 SQ M
FIRST FLOOR = 334 SQ FT / 31.0 SQ M
SHED = 49 SQ FT / 4.6 SQ M
TOTAL = 724 SQ FT / 67.3 SQ M

Illustration for identification purposes only,
measurements are approximate, not to scale. (ID1312772)

Features

- Immaculate semi-detached house
- Situated within a short flat walk of Romsey Town centre
- Two double bedrooms
- Generous corner plot and south/westerly facing garden
- Open plan kitchen/dining area
- Driveway parking

EPC Rating

Energy Efficiency Rating
Current D
Potential B

24, Malmesbury Road, Romsey, Hampshire, SO51 8FT

Ground Floor

The welcoming entrance hall provides access to the first floor via a staircase and leads into the bright and inviting sitting room, which benefits from a large front-facing bay window that fills the space with natural light. A charming log-burning stove with an exposed brick surround creates an attractive focal point, while a useful understairs cupboard offers additional storage. From here, a door opens into the contemporary kitchen/dining room, finished to a modern standard and enjoying pleasant views over the rear garden through a large window and glazed door. The kitchen is fitted with a range of cupboards and drawers and includes integrated appliances such as an oven with hob and canopy extractor, fridge-freezer, washing machine, and dishwasher, along with a convenient utility cupboard for further storage.

First Floor

The first-floor landing provides access to two well-proportioned double bedrooms and a beautifully refitted bathroom. Bedroom one is a generous double room situated at the front of the property and benefits from a built-in storage cupboard, while bedroom two is another spacious double overlooking the rear garden and also features a useful cupboard. Immaculately presented, the contemporary bathroom is finished with floor-to-ceiling tiling and comprises a WC, wash hand basin, and a bath with shower over, creating a stylish and practical space.

Outside

Occupying a generous corner plot, the property enjoys a well-maintained and private rear garden, accessed via a side gate and directly from the kitchen through a patio area, ideal for outdoor dining and entertaining. The remainder of the garden is predominantly laid to lawn and complemented by attractive shrub borders, while its desirable south-westerly aspect ensures an abundance of sunshine throughout the day and into the evening.

Parking

Driveway parking to the front

Location

Malmesbury Road is situated within Romsey town centre, close to all the extensive amenities this market town has to offer, including Waitrose, Romsey Library, coffee shops, restaurants, bars, doctor's surgeries, dentists, some stunning walks and Romsey Abbey. Romsey train station is also located a short walk from the property

Tenure

Freehold

Sellers Position

Buying on

Anti Money Laundering

We are required by law to conduct anti-money laundering checks on all those selling or buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Lifetime Legal who will contact you once you have agreed to instruct us in your sale or had an offer accepted on a property you wish to buy. The cost of these checks is £60 (incl. VAT), which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us publishing your property (in the case of a vendor) or issuing a memorandum of sale (in the case of a buyer), directly to Lifetime Legal, and is non-refundable. We will receive some of the fee taken by Lifetime Legal to compensate for its role in the provision of these checks.

Heating

Gas

Council Tax

Test Valley - Band B

Disclaimer Property Details

These particulars are set out as a general outline and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are not included unless specifically described. All measurements, floor plans, distances and areas are approximate and for guidance only. No person in this firm's employments has the authority to make or give any representation or warranty in respect of the property.

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