

BROOK
INDEPENDENT
ESTATE AGENTS

12 Locks Road, Locks Heath, SO31 6NT

A quality individual detached house set in a secluded plot with potential for an annex £795,000

ACCOMMODATION

- Impressive Family Home On A Private Secluded Plot Just Off Locks Road
- Extensively Refurbished In Recent Years With A Contemporary Finish
- Spacious And Versatile Accommodation
- Three Generous Reception Rooms
- High Quality Fitted Kitchen
- Five Well Proportioned Bedrooms
- En Suite And Family Bathroom
- Substantial Four Car Garage With Potential For Conversion (STC)
- Ample Parking To Front And Side Of Property
- Well Maintained Garden With Excellent Outdoor Entertaining and BBQ Space
- Excellent Access To Well Regarded Schools
- Set Approximately 100ft Back From Locks Road For Added Privacy
- Within Walking Distance Of The Locks Heath Centre For Everyday Amenities
- Convenient Connections To Major Commuter Routes
- Council Tax Band: G Fareham
- EPC Rating: C











This impressive family home occupies a private and secluded plot just off the southern end of Locks Road, offering an exceptional combination of space, style and versatility. Extensively refurbished in recent years, the property now presents a contemporary finish throughout, with generous accommodation and a wealth of attractive features. A particular highlight is the substantial four-car garage, which offers excellent potential for conversion into a self-contained annexe, subject to any necessary consents. Equally, it could provide ideal space for a home office, gym, studio or multi-purpose family accommodation. The main house benefits from five well-proportioned bedrooms and three spacious reception rooms, complemented by a high-quality fitted kitchen and premium sanitary ware throughout. Externally, the property offers ample parking to both the front and side, in addition to the extensive four-car garage.

The beautifully maintained gardens are thoughtfully arranged, featuring a traditional lawn, patio areas and a covered veranda adjoining the garage, creating the perfect setting for outdoor entertaining and summer barbecues.

Positioned approximately 100 feet from Locks Road, the property enjoys a particularly desirable setting for family life. Locks Heath has become increasingly sought after due to its excellent local schools, convenient access to major commuter routes and close proximity to the thriving business centres of Whiteley, Segensworth and Kites Croft, all within a short drive. For leisure and recreation, residents can enjoy picturesque walks along the Warsash shoreline, as well as cycling routes through open countryside and strawberry fields leading to the coastal paths of the Solent. Adding further appeal is the easy walk to Locks Heath Centre, which provides a comprehensive range of everyday amenities including independent shops, community facilities, a popular coffee house and a Waitrose supermarket.

The combination of excellent amenities, outstanding transport links and access to both countryside and coastline has firmly established Locks Heath as one of the area's most desirable residential locations.

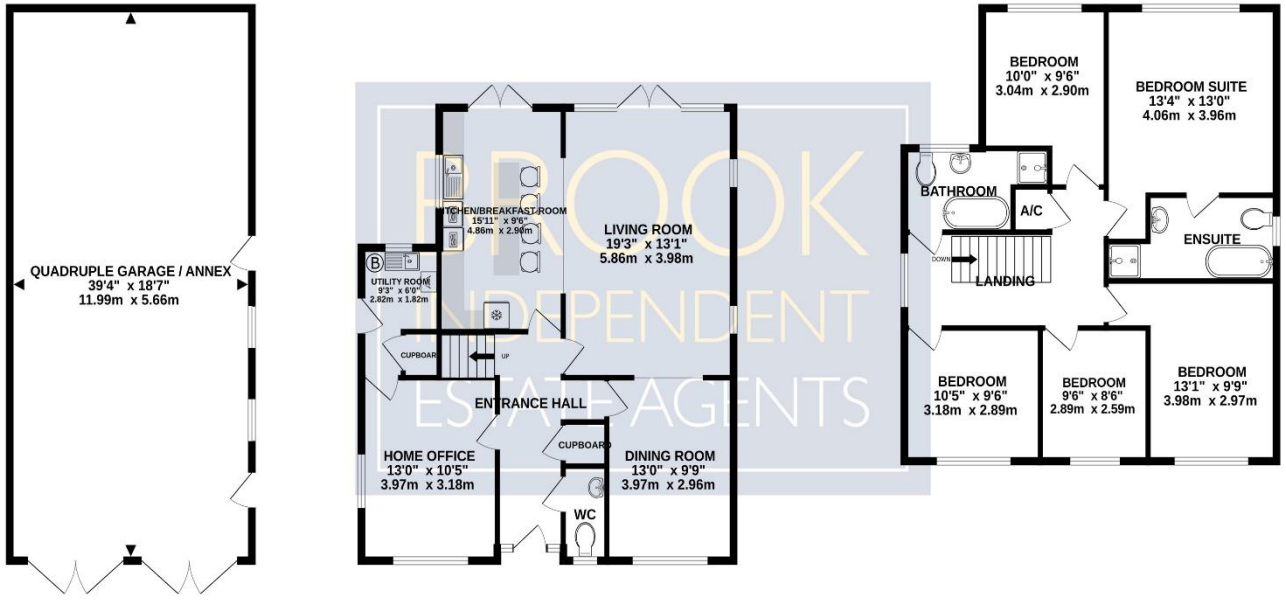






GROUND FLOOR
1587 sq.ft. (147.4 sq.m.) approx.

1ST FLOOR
861 sq.ft. (80.0 sq.m.) approx.



TOTAL FLOOR AREA : 2448 sq.ft. (227.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied upon as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Brook, nor any person in their employment has any authority to make or give, any representation or warranty whatever in relation to this property.

BROOK
INDEPENDENT
ESTATE AGENTS

33 Middle Road, Park Gate, Southampton SO31 7GH
Tel: 01489 885500 admin@brookindependent.co.uk
www.brookindependent.co.uk

The Property Ombudsman
APPROVED CODE TRADINGSTANDARDS.UK
arla propertymark PROTECTED
rightmove ZOOPLA PrimeLocation.com