



50 Riverside Gardens | £480,000
Romsey, Hampshire, SO51 8HN





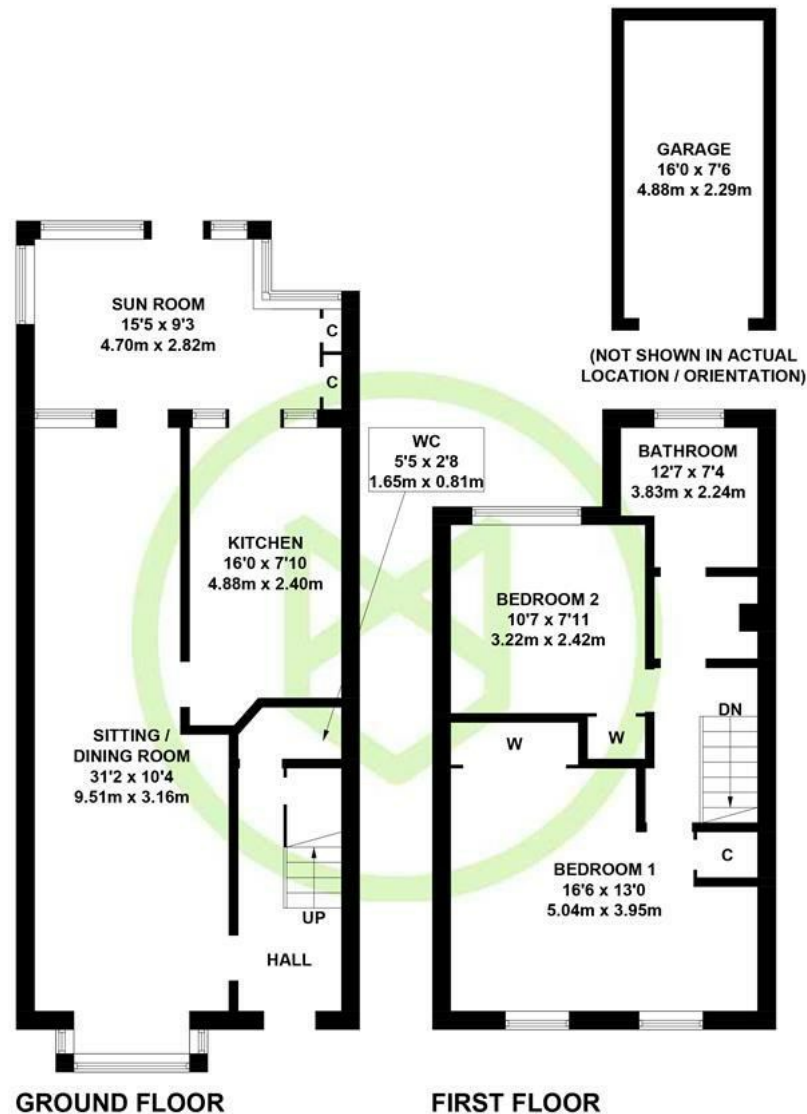
50 Riverside Gardens
Romsey, Hampshire, SO51 8HN

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Summary

A charming and beautifully extended end of terrace home, positioned in the heart of Romsey Town, with lovely views overlooking the River Test. Thoughtfully arranged and well presented throughout, the property offers a wonderful blend of space and comfort. The accommodation includes two generous double bedrooms alongside a stylish modern shower room. The ground floor features a welcoming open-plan sitting and dining area, a spacious galley-style kitchen, and a versatile sun room that provides additional living space. A convenient downstairs cloakroom adds to the home's practicality. Outside, the property benefits from a pleasant rear garden, ideal for enjoying warmer days, as well as a garage located in a nearby block.



APPROXIMATE GROSS INTERNAL AREA
GROUND FLOOR = 687 SQ FT / 63.8 SQ M
FIRST FLOOR = 474 SQ FT / 44.0 SQ M
GARAGE = 122 SQ FT / 11.3 SQ M
TOTAL = 1283 SQ FT / 119.1 SQ M

Illustration for identification purposes only,
measurements are approximate, not to scale. (ID1289942)

Features

- Extended end of terrace house
- Two double bedrooms, formerly three bedrooms
- Modern shower room
- Garage in block behind home
- Stunning views to the front over the River Test
- No onward chain

EPC Rating

Energy Efficiency Rating
Current C
Potential C

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Ground Floor

Upon entry, a welcoming entrance hall provides access to the principal ground floor accommodation, including the sitting/dining room, a convenient cloakroom fitted with a WC and wash hand basin, and stairs rising to the first-floor landing. The impressive sitting/dining room is a wonderfully bright and airy space, enhanced by a charming bay window to the front that enjoys delightful views overlooking the River Test. This generous room offers ample space for both relaxing and entertaining. A single door leads through to the versatile sun room, which spans the full width of the property. This lovely additional living space overlooks the rear garden and benefits from a door opening directly onto the adjoining patio, seamlessly blending indoor and outdoor living. The galley-style kitchen is well-equipped with a range of wall and base units, providing excellent storage and workspace. There is plumbing for both a dishwasher and washing machine, along with space for a fridge/freezer. Integrated appliances include an oven, grill, and hob with extractor hood over. A further door from the kitchen leads into the sun room, enhancing the overall flow of the ground floor.

First Floor

The first-floor landing provides access to both bedrooms and the shower room, creating a well-balanced and practical layout. The principal bedroom is a particularly generous double, formerly arranged as two separate rooms and benefits from built-in wardrobes as well as attractive views to the front overlooking the River Test. Bedroom two is also a comfortable double, complete with its own built-in wardrobe, making it an ideal guest room, children's bedroom, or home office. The modern shower room is stylishly appointed, featuring floor-to-ceiling tiling, a walk-in shower, WC, and wash hand basin, all finished to a high standard.

Outside

The rear garden is beautifully presented, offering a delightful outdoor space to relax and entertain. An adjoining patio provides the perfect setting for al fresco dining, while two well-maintained areas of lawn flank a central pathway, creating an attractive and balanced layout. The garden is further enhanced by a selection of mature shrubs, adding colour, texture, and a sense of privacy. A useful pedestrian gate to the rear provides convenient external access.

Parking

Garage in a block and on street parking available

Location

The quiet and sought after area of Riverside Gardens is situated in the centre of Romsey within a short level walk of the town centre and all the extensive amenities this market town has to offer, including Waitrose, Romsey Library, coffee shops, restaurants, bars, doctors' surgeries, dentists, some stunning walks and Romsey Abbey. Romsey train station is also located a short walk from the property.

Tenure

Freehold

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 E

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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