

Meadow Close, North Baddesley, SO52 9FQ

£300,000

Southampton

Property Type: Terraced Bungalow

Bedrooms: 2 | Bathrooms: 1 | Receptions: 1

Hamwic Independent Estate Agents are delighted to offer this two-bedroom terraced bungalow, tucked away within a peaceful North Baddesley cul-de-sac and offered with vacant possession and no forward chain. Benefits include a spacious lounge, two well-proportioned bedrooms, landscaped front and rear gardens and a garage within a nearby block. The property is leasehold with approximately 929 years remaining and just £10 per annum ground rent.

- Two Bedroom Terraced Bungalow
- Peaceful Cul-De-Sac Setting
- Vacant Possession And No Forward Chain
- Spacious Front Facing Living Room
- Two Well-Proportioned Bedrooms
- Principal Bedroom With Built-In Wardrobes
- Landscaped Front And Rear Gardens
- Garage Within Nearby Communal Block
- Approximately 929 Year Lease Remaining
- Nominal £10 Per Annum Ground Rent

Pleasantly positioned within a peaceful cul-de-sac in the popular village of North Baddesley.

Offering all of its accommodation across one level, the property provides a practical and well-proportioned layout comprising a spacious front-facing lounge, separate rear aspect kitchen, two bedrooms and bathroom. Outside, both the front and rear gardens have been landscaped, whilst a garage situated within a nearby communal block provides additional parking or storage.

The property is leasehold, although importantly benefits from an exceptionally long remaining term of approximately 929 years, together with a nominal ground rent understood to be just £10 per annum. Council Tax Band C













Accommodation
The property is approached across an attractive landscaped front garden designed with ease of maintenance in mind. Artificial turf is complemented by established shrubs and planting, whilst a pathway leads directly to the main entrance.

The front door opens into a small entrance area before leading directly into the living room, a generously proportioned reception space with plenty of room for a variety of seating arrangements and additional dining furniture. A double glazed front aspect window provides natural light, whilst further features include a smooth ceiling and two radiators. A door leads through into the inner hallway and the kitchen at the rear of the property.

The inner hallway forms the central point of the bungalow and provides independent access to both bedrooms and bathroom. A useful airing cupboard houses the gas boiler whilst also providing additional storage, and there is access to the loft for further storage potential. The hallway is finished with a smooth ceiling.

Positioned at the rear, the kitchen enjoys a direct outlook and connection with the garden.

The kitchen is fitted with a practical range of base and eye-level units complemented by work surfaces and incorporates an integrated electric oven and hob. There is space for a freestanding fridge/freezer together with further appliance space.

A double glazed rear aspect window provides natural light, whilst a personal door opens directly onto the garden. Further features include laminate flooring, radiator and a smooth ceiling.

There are two well-proportioned bedrooms, providing a practical arrangement for couples, those downsizing or buyers requiring a guest bedroom or dedicated home-working space.

Bedroom One is positioned at the rear of the bungalow, enjoying an outlook over the garden and benefiting from useful built-in wardrobes. Further features include fitted carpet, radiator, smooth ceiling and double glazed window.

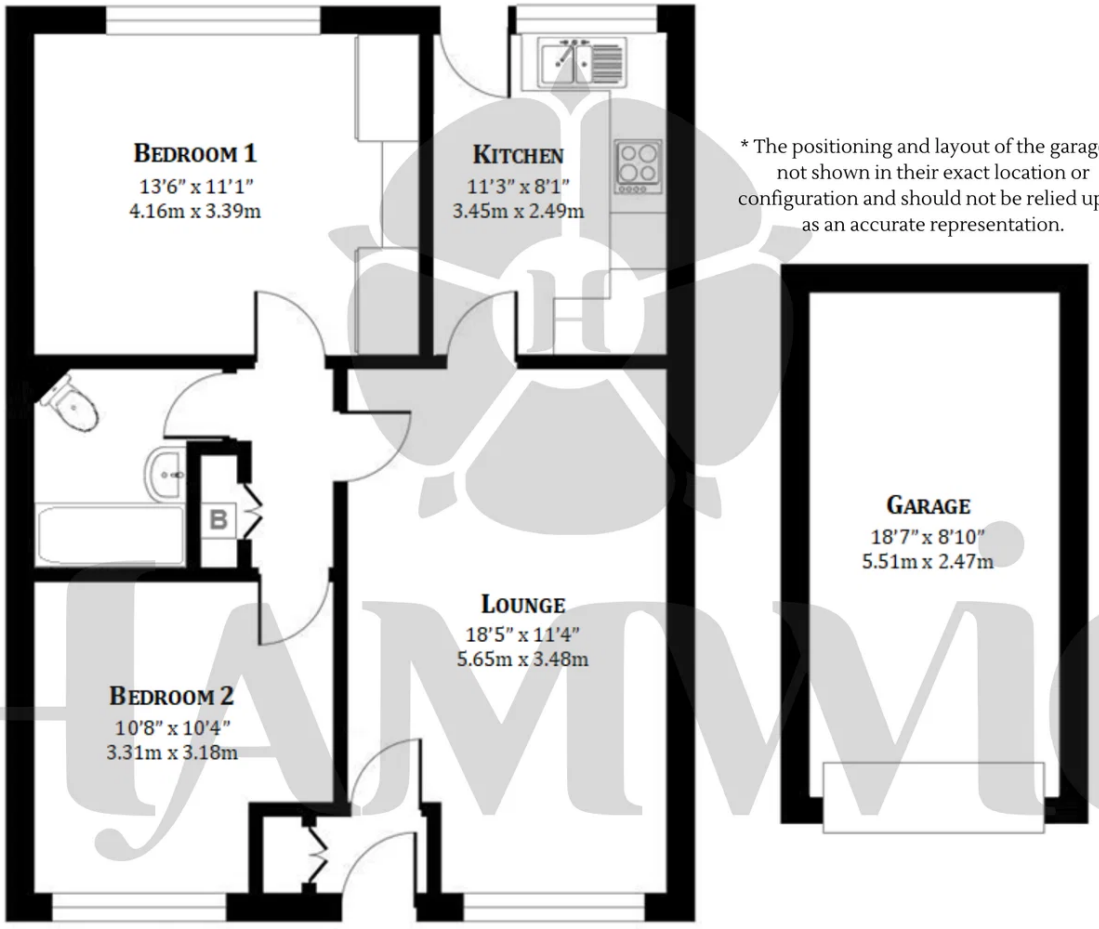
Bedroom Two is positioned at the front and again benefits from fitted carpet, radiator, smooth ceiling and a double glazed window overlooking the landscaped frontage. This room provides excellent versatility and could equally work as a guest bedroom, study or hobby room if required.

Completing the accommodation is the bathroom, fitted with a suite comprising an enclosed panelled bath with shower curtain and electric shower fitted, low-level WC and wash hand basin. Further features include vinyl flooring, radiator, extractor fan and smooth ceiling.

Outside
To the rear, the garden provides an appealing and manageable outdoor space. A paved patio immediately adjoins the property and extends along one side, providing plenty of room for outdoor seating, dining furniture and pots. The remainder is predominantly laid to lawn and complemented by a selection of established bushes, shrubs and plants.

The garden is enclosed by fencing and also benefits from an outside water tap and timber garden shed positioned towards the corner.

A pedestrian gate at the rear provides convenient access towards the communal garage area.



* The positioning and layout of the garage is not shown in their exact location or configuration and should not be relied upon as an accurate representation.







All measurements are approximate and for guidance only. Floorplans are not to scale and should not be relied upon as exact representations. Fixtures, fittings, and services have not been tested. Purchasers must verify the accuracy of all information and satisfy themselves before proceeding. Hamwic Independent Estate Agents Ltd accepts no liability for errors or omissions.

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