



**Connells**

Ganger Farm Way  
Ampfield Romsey



# Ganger Farm Way Ampfield Romsey SO51 0DG

for sale  
**£440,000**



## Property Description

Situated in the ever-popular Ganger Farm development, this well-appointed three-bedroom semi-detached townhouse offers spacious and flexible accommodation arranged over three floors. The property features an inviting entrance hall, a generous lounge with French doors opening to the rear garden, and a bright conservatory providing further living space with garden views. The modern kitchen includes a bay window to the front and a comprehensive range of units alongside integrated appliances. Upstairs includes three well-proportioned bedrooms, with the principal bedroom boasting a dressing area, fitted storage, Velux windows, and an ensuite. The family bathroom is fitted with a bath and shower over. Outside, the home enjoys a landscaped rear garden with decked area ideal for outdoor entertaining and direct access to the parking area and the garage with power and light. A superb family home in an excellent location close to schools, amenities, and transport links.

## Entrance Hall

Door to front, access to principal rooms, staircase to upper level.

## Cloakroom

Fitted with WC, Hand wash basin and localised tiling.

## Lounge

French doors opening to conservatory, inset lighting, window to rear, TV point, carpeted flooring, and space for a dining area.

## Conservatory

Views across the rear garden, access out to patio, ideal as a dining or seating area.

## Kitchen

Bay window to front, boiler housed in cupboard, built-in storage, wide range of wall, base and drawer units, roll-top work surfaces, stainless steel sink with drainer and mixer taps, integrated oven, extractor and splashback, integrated fridge freezer, space for washing machine

## Landing

Built-in airing cupboard, stairs descending to lower floor.

## Bedroom One

Two Velux windows, dressing area, fitted

storage and wardrobes, carpeted flooring, loft access.

En-Suite

Shower cubicle, WC, hand wash basin, localised tiling.

Bedroom Two

Window to front, carpeted flooring, inset lighting.

Bedroom Three

Window to rear, carpeted flooring.

Bathroom

Bath with shower over, tiled walls, LVT flooring, WC, hand wash basin, double glazed obscured window.

Front Garden

Sandstone patio, lawned area with shrubs and trees.

Rear Garden

Sandstone patio, timber fencing, upper level decking, rear access.

Garage

Up-and-over door, lighting and power

connected.

Location

Ganger Farm Way forms part of a modern and desirable development on the edge of Romsey, offering excellent access to local schools, parks, sports facilities, and countryside walks. Romsey town centre-with its independent shops, cafés, supermarkets, and leisure amenities-is just a short distance away, while Southampton and Winchester are easily reached via convenient road and bus links. The nearby M27 provides commuter access towards Southampton General Hospital, the New Forest, and the wider south coast.

Agents Notes

This freehold property has been well maintained and thoughtfully improved by the current owners. The home's flexible layout, additional conservatory space, and landscaped garden make it ideal for families and those seeking modern living close to excellent local amenities. Early viewing is highly recommended.



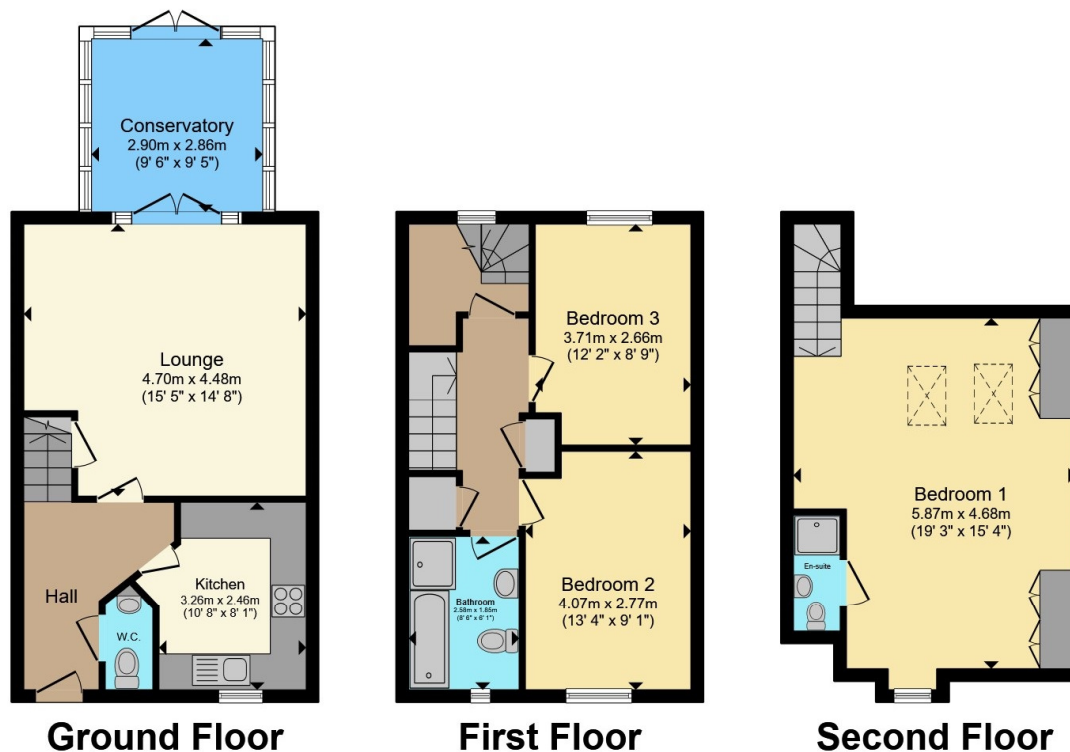












Total floor area 111.3 m<sup>2</sup> (1,198 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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**T 01794 830 833**  
**E [romsey@connells.co.uk](mailto:romsey@connells.co.uk)**

13a The Hundred  
 ROMSEY SO51 8GD

EPC Rating: B Council Tax  
 Band: D

Tenure: Freehold

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