



Tickleford Drive, Southampton SO19 9AU

welcome to

Tickleford Drive, Southampton

* THREE BEDROOM TERRACED HOUSE * KITCHEN/DINER * CONSERVATORY * FRONT & REAR GARDENS * ON-STREET PARKING * FAMILY BATHROOM * NO ONWARD CHAIN * CLOSE TO LOCAL AMENITIES & SCHOOLS * FANTASTIC LOCATION *

Entrance Hall

Double glazed door to the front aspect, stairs to first floor landing, radiator, laminate flooring, door to;

Lounge

14' 10" x 12' 11" (4.52m x 3.94m)

Double glazed window to the front aspect, laminate flooring, TV point, telephone point, wall and ceiling lights, opens onto;

Kitchen/Diner

16' 2" x 9' 1" (4.93m x 2.77m)

Double glazed window to the rear aspect, double glazed patio doors to the rear aspect, wall and base cupboard units, work surfaces, sink and drainer, electric hob and built in oven with extractor above, space for fridge/freezer and dishwasher, under stairs cupboard, door to;

Conservatory

11' 5" x 9' 3" (3.48m x 2.82m)

Double glazed windows to the side and rear aspect, double glazed door to the rear aspect, radiator, lights and electrics, laminate flooring, door to garden.

Landing

Stairs from ground floor entrance hall, loft hatch, airing cupboard, carpeted, doors to;

Bedroom One

12' 4" x 9' 2" (3.76m x 2.79m)

Double glazed window to the front aspect, carpeted, radiator, TV point.

Bedroom Two

11' 11" x 9' 2" (3.63m x 2.79m)

Double glazed window to the rear aspect, radiator, carpeted.

Bedroom Three

9' 3" x 6' 9" (2.82m x 2.06m)

Double glazed window to the front aspect, radiator, carpeted.

Bathroom

Double glazed window to the rear aspect, bath with shower above, w/c, wash hand basin with vanity unit, fully tiled walls, extractor fan.

Rear Garden

Enclosed rear garden with laid patio and artificial grass, rear access and outside tap.





Situated in a highly sought-after residential area, this well-presented three bedroom terraced property offers an excellent opportunity for families, first-time buyers, or investors alike. Conveniently located close to a range of local amenities, reputable schools, and transport links, it perfectly combines comfort and practicality.

The ground floor features a welcoming lounge leading through to a spacious kitchen/diner. From here, you enter a generous conservatory, providing additional versatile living space with pleasant views over the rear garden. Upstairs, the property boasts three well-proportioned bedrooms along with a family bathroom.

Externally, there are both front and rear gardens and on-street parking is available for residents and visitors. Offered to the market with no onward chain, this home is ready for immediate occupation and presents a fantastic opportunity not to be missed.



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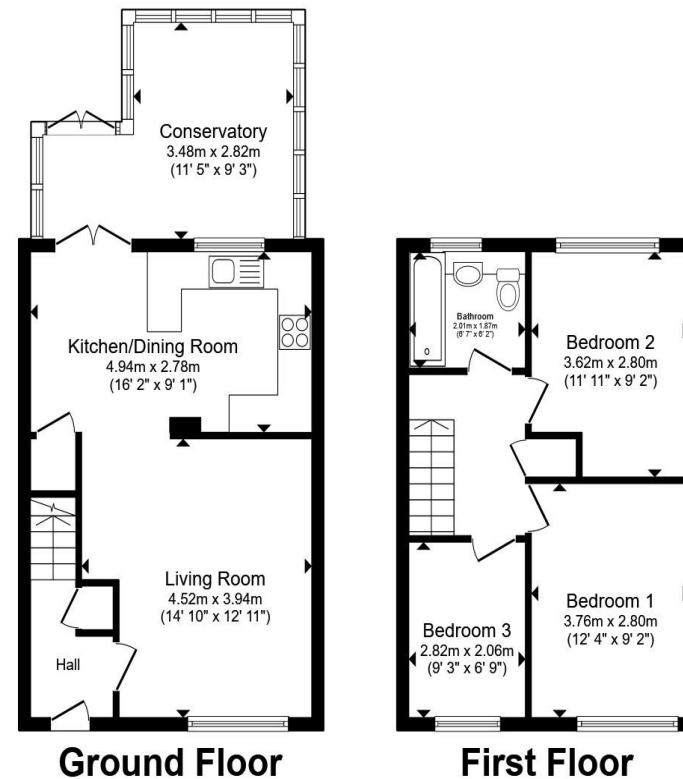
Tickleford Drive, Southampton

- Three Bedroom Terraced House
- Lounge & Kitchen/Diner
- Conservatory
- Front & Rear Gardens
- On-Street Parking

Tenure: Freehold EPC Rating: C

Council Tax Band: B

£260,000



Total floor area 87.6 m² (943 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

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Property Ref:

BIT113244 - 0002

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