



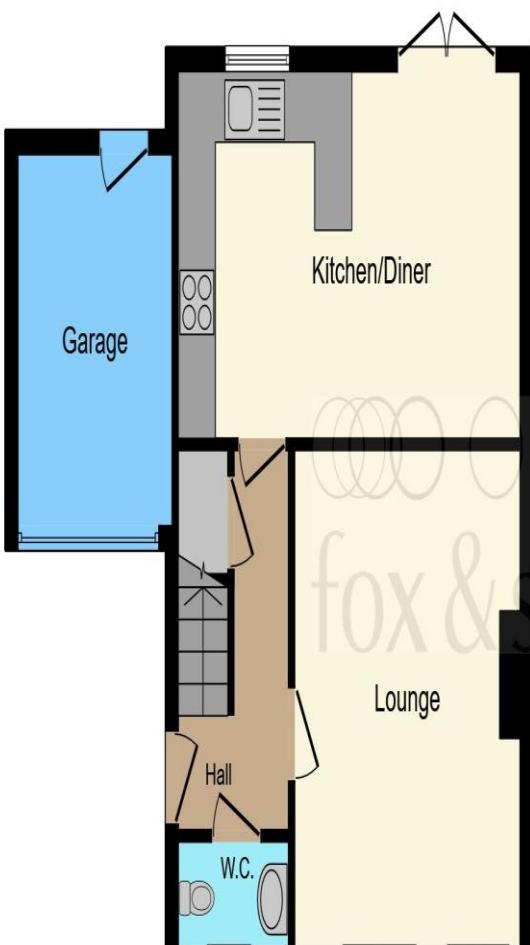
**Cranbourne Park, Hedge End, Southampton, SO30 0PA**



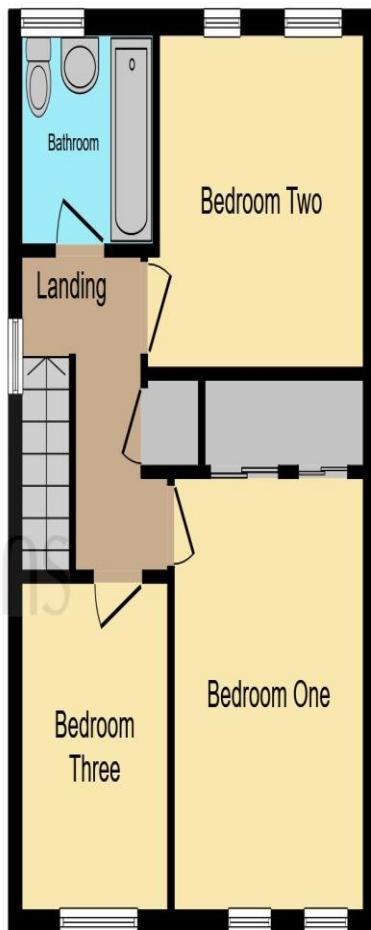
**welcome to**  
**Cranbourne Park, Hedge End Southampton**

Fox & Sons are pleased to present this spacious and recently updated 3-bedroom detached house featuring a stylish garden room, garage, and modern interiors. Ideally located close to local schools and amenities, offering convenience and comfort for family living.





**Ground Floor**



**First Floor**

Total floor area 90.4 m<sup>2</sup> (973 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.focalagent.com](http://www.focalagent.com)



**Entrance Hall**

**Cloakroom**

**Lounge**

13' 10" x 11' 11" ( 4.22m x 3.63m )

**Kitchen/Dining Room**

10' 2" x 18' 1" ( 3.10m x 5.51m )

**Landing**

**Bedroom 1**

12' 1" x 10' ( 3.68m x 3.05m )

**Bedroom 2**

12' x 10' 1" ( 3.66m x 3.07m )

**Bedroom 3**

9' 2" x 7' 11" ( 2.79m x 2.41m )

**Bathroom**

**Office/Garden Snug**

15' 6" x 7' 8" ( 4.72m x 2.34m )

**Loft Space**

**Front Garden**

**Rear Garden**

**Garage**

8' 2" x 10' 4" ( 2.49m x 3.15m )

**Special Features**

welcome to

## Cranbourne Park, Hedge End Southampton

- Chain Free
- Garage & Driveway Parking
- Downstairs W/C
- Garden Room
- Three Bedrooms

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: D

# £400,000



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Property Ref:  
HEE106205 - 0005



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