

9 Sandy Hill Close, Waltham Chase - SO32 2GU

£600,000

WHITE & GUARD

9 Sandy Hill Close

Waltham Chase, Southampton

INTRODUCTION

Occupying a desirable position within one of Waltham Chase's sought-after modern developments, this impressive four-bedroom executive home, constructed by Linden Homes, combines contemporary elegance with beautifully considered family accommodation. Extending to approximately 1,535 sq. ft. including the garage, the property offers a wonderful balance of formal and informal living spaces, complemented by modern fixtures and fittings throughout. Equally suited to growing families and those seeking a more manageable home without compromising on quality or space, this is a property designed around the demands of modern living.

LOCATION

Waltham Chase enjoys an enviable position within the Hampshire countryside, offering a wonderful sense of community whilst remaining exceptionally well connected. The village benefits from local shops, recreational facilities and St John the Baptist Primary School, with Swanmore College also nearby. The neighbouring historic market town of Bishop's Waltham offers an attractive collection of independent boutiques, cafés, restaurants and everyday amenities. Beautiful countryside walks are within easy reach, whilst Winchester, Southampton and Fareham are all readily accessible, making this an appealing location for those looking to balance professional commitments with a more relaxed village lifestyle.

- FOUR-BEDROOM EXECUTIVE HOME
- APPROX. 1,535 SQ. FT. INCLUDING GARAGE
- DESIGNED FOR MODERN LIVING
- PRIVATE, LOW-MAINTENANCE REAR GARDEN
- DRIVEWAY PARKING FOR TWO VEHICLES
- GENEROUS GARAGE













INSIDE

The ground floor has been thoughtfully configured to offer an exceptional degree of flexibility. Undoubtedly the centrepiece of the home is the impressive open-plan kitchen and family area, extending across the entire rear of the property and measuring over 28 feet in width. Contemporary finishes complement this wonderfully sociable space, with French doors opening directly onto the garden, creating a seamless connection between indoor and outdoor living.

A separate lounge provides a more intimate setting in which to unwind, whilst the additional dining area offers versatility for formal entertaining, home working or a dedicated children's space. A ground-floor cloakroom completes the accommodation.

Upstairs, four well-proportioned bedrooms continue the sense of space and quality. The principal bedroom benefits from fitted wardrobe space and a contemporary en-suite, whilst the remaining three bedrooms are served by a modern family bathroom.

OUTSIDE

The private rear garden has been designed with ease of maintenance in mind, creating an inviting setting for alfresco dining, summer entertaining or simply enjoying a quiet morning coffee. Its direct connection to the open-plan kitchen and family area makes it a natural extension of the home during the warmer months.

To the front, a driveway provides off-road parking for two vehicles alongside a generously proportioned garage, with further parking available behind the garage. There is also potential to increase the driveway capacity, subject to the necessary permissions, further enhancing the practicality of this already exceptionally versatile home.

SERVICES:

Gas, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

Broadband ; Ultrafast Full Fibre Broadband Up to 1800 Mbps download speed Up to 120 Mbps upload speed. This is based on information provided by Openreach.

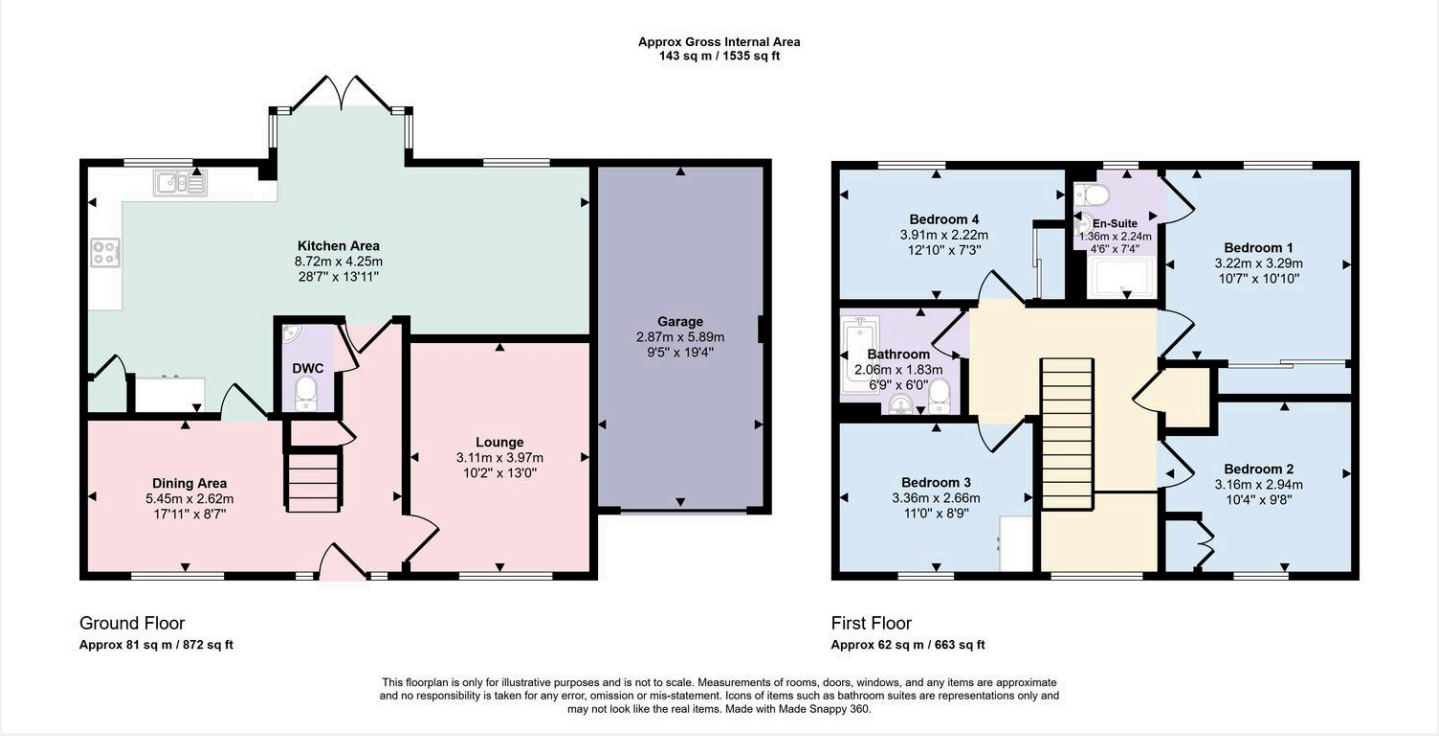
Estate Service Charge- £315 every six months

- EPC RATING B
- FREEHOLD
- WINCHESTER COUNCIL BAND F

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