



43 Coachways, Andover, SP10 2SJ
Guide Price £265,000



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PROPERTY DESCRIPTION BY Mr Ross Beeden

Nestled in the charming area of Coachways, Andover, this delightful two-bedroom house presents an excellent opportunity for both first-time buyers and those seeking a comfortable family home. The property boasts a well-proportioned living room, perfect for relaxation and entertaining, alongside a functional kitchen that caters to all your culinary needs.

The addition of a conservatory enhances the living space, allowing for an abundance of natural light and a seamless connection to the outdoors. The two bedrooms are generously sized, providing ample room for rest and personalisation. The family bathroom is conveniently located, ensuring ease of access for all.

Outside, the property features a low-maintenance rear garden, ideal for enjoying the fresh air without the burden of extensive upkeep. For those with vehicles, parking is a breeze with space for two cars, complemented by a garage that offers additional storage or potential for a workshop.

This home is sold with no onward chain, making it an attractive option for those looking to move swiftly. With its practical layout and convenient location, this property is sure to appeal to a wide range of buyers. Don't miss the chance to make this lovely house your new home.





Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boasts a lovely "market town" feel and everything you may need is close at hand. The mainline train station offers a fast service to London Waterloo in just over an hour, and the A303 gives access to London via the M3 and the West Country.





APPROXIMATE GROSS INTERNAL AREA = 688 SQ FT / 64.0 SQ M



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1241693)
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(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		74	79
EU Directive 2002/91/EC			

Tax Band: C



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

