



RICHMONDS

Downscroft Gardens, Hedge End, Southampton, SO30 4RR

Offers Over £325,000

Offered with no forward chain, this spacious three-bedroom family home presents an excellent opportunity for first-time buyers and DIY enthusiasts alike.

Featuring an open-plan ground floor, hallway, kitchen/dining area, conservatory, sunny rear garden, garage, and off-road parking for two vehicles, modern bathroom, the property offers huge potential to create a fantastic long-term home.

Perfectly suited for commuters, the property is located near to Hedge End Railway Station, offering direct links to London, as well as the M27 for convenient access to both Southampton and Portsmouth. The home also benefits from a range of well-regarded local schools and excellent amenities, including Marks & Spencer, Sainsbury's, and a variety of shops and retail parks.

Other Information

Tenure: Freehold

Approximate Age: Built circa 1990

Heating: Gas central heating (boiler and modern fuse box located in the garage)

Windows: Double glazing

Loft: Insulated and partially boarded

Energy Rating: C

Sellers Position: No onward chain

Local Information:

Council Tax: D

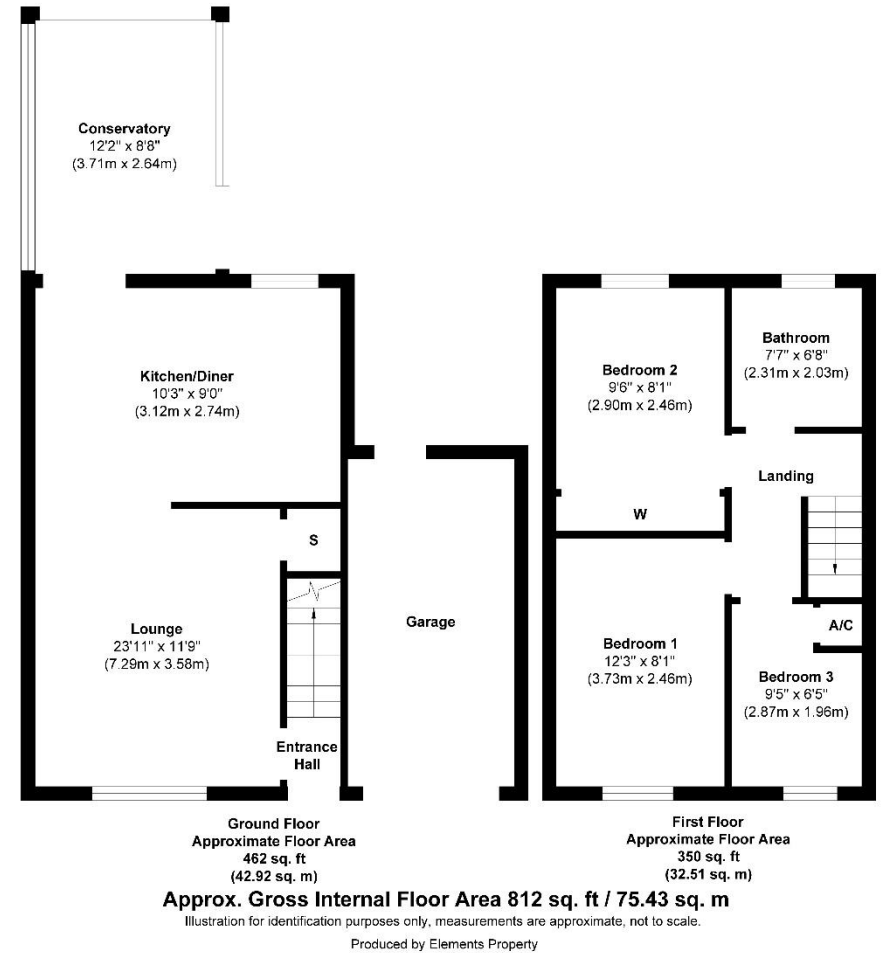
Local Authority: Eastleigh Borough Council





Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: The sellers of the property have provided the above information to us and we are therefore reliant on them providing the correct information. The floor plan and sizes are to be used as a guide only. Please check room sizes prior to ordering carpets or furniture. If you require confirmation on any particular point for specific purposes please contact our office for further information. If you have other questions about this property, please telephone **01489 789933**

R545 Ravensworth 01670 713330

