

TOTAL FLOOR AREA : 2342 sq.ft. (217.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

BRAMBLES

ASKING PRICE

£840,000

Freehold

Greenaway Lane, SO31 9HS

Warsash Office: 01489 581 452

Bursledon Office: 02380 408 200



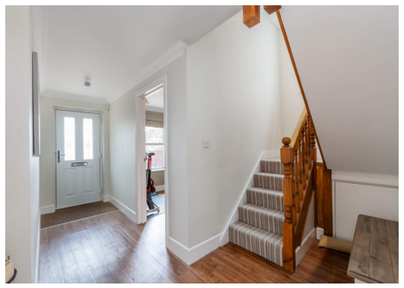
Greenaway Lane, Warsash, SO31 9HS

4 Beds - 3 Baths

Brambles is delighted to welcome to the market this impressive four-bedroom detached home, arranged over three floors and situated in the highly desirable village of Warsash.

FEATURES

- Four-bedroom detached home
- Arranged over three floors
- Ensuites to two bedrooms
- Driveway with multi-car parking
- Quiet no-through road
- Garden Swim Spa
- Spacious open-plan kitchen/diner
- Generous garden outbuilding









BRAMBLES ESTATE AGENTS
5 Brook Lane, Warsash
Southampton, Hampshire
SO31 9FH

MAYFAIR OFFICE
15 Thayer Street
London
W1U 3JT

BRAMBLES ESTATE AGENTS
Portsmouth Road, Lowford
Bursledon, Hampshire
SO31 8EQ

Email: enquiries@brambles-estateagents.com

brambles-estateagents.com

Bursledon | Warsash | Mayfair



Greenaway Lane is a quiet no-through road in the heart of Warsash, a charming coastal village, offering a rare combination of peace, privacy and convenience, with easy access to the River Hamble, local pubs, independent shops, Hook-with-Warsash C of E Academy and the M27.
Approached via a spacious driveway providing ample parking for multiple cars, the property also benefits from convenient side access. A welcoming hallway leads to a useful study and bright sitting room, providing an inviting first reception space. Underfloor heating runs throughout the property, adding an exceptional level of comfort and warmth throughout the home.
The impressive kitchen/dining area forms the heart of the home, with a separate utility area and adjoining family room. Refitted in 2022, the kitchen provides a stylish and highly functional space, perfectly suited to both everyday family life and entertaining. Magnificent concertina doors open onto the rear garden, creating a wonderful light and airy space with a seamless connection between the indoors and out, ideal for entertaining and relaxing. A downstairs WC completes the ground floor.
Upstairs, the impressive principal bedroom provides the real wow factor, featuring a beautifully finished ensuite and generous walk-in wardrobe. Two further bedrooms are found on this floor, with one benefiting from its own modern ensuite. The second floor provides a versatile fourth bedroom with Velux windows, offering a bright and private additional space. The windows throughout the property were also refitted approximately six months ago, further enhancing the home's modern feel, comfort and energy efficiency.
The rear garden is another standout feature, offering a generous and beautifully equipped outdoor space. A rare swim spa provides a fantastic addition for relaxation and entertaining, while a substantial detached outbuilding provides an excellent garage and workshop space, offering practical storage and versatility for hobbies, projects or additional equipment.



Outside
Paved driveway for multiple cars, lighting, side access, Porch leading to the front door.

Hallway
Composite foor with opaque glass inserts, coir matting, engineered oak flooring, skirting boards. Coving. Carpeted turning stair case with a wooden balustrade and ornate spindles rising to the first floor. Under stairs storage cupboard. Oak panel door with chrome fittings to the study, sitting room, downstairs WC and kitchen diner.

Study (9' 7" x 7' 6") or (2.92m x 2.28m)
Continuation of the engineered oak flooring. Double glazed sash window with chrome locks to the front of the property. Skirting boards. Coving.

Sitting room (17' 7" x 11' 2") or (5.35m x 3.40m)
Continuation of the oak engineered flooring. Skirting boards. Two double glazed sach windows with chrome locks to the front of the property. Wood burner set in the chimney breast with a oak wooden mantle piece and granite hearth. Skirting boards.

Cloakroom (6' 4" x 4' 7") or (1.94m x 1.40m)
Low level WC with a concealed cistern with a chrome flush panel. Sink with a mini wash hand basin set in wall hung vanity unit. Chrome mixer tap. Tiled walls. Opaque double glazed window to the side. Inset spot lights. Coving. Extractor fan.

Family Room (17' 10" x 12' 0") or (5.44m x 3.65m)
Continuation of the karndean flooring, skirting boards, concertina bi fold doors to the garden, coving, inset spotlights, double glazed window to the side on the right, double glazed window to the side on the left.

Kitchen dining room (19' 4" x 11' 7") or (5.90m x 3.54m)
Karndean flooring, matching wall and base units, integrated freezer, dishwasher and double size fridge and wine cooler, double glazed window to the side, sink with ingrained drainer and a chrome mixer tap, hot water tap, range cooker with bosh extractor hood, splashbacks matching worktops, inset spotlights, coving, curved opening into the utility room.

Utility (7' 6" x 5' 9") or (2.28m x 1.74m)
Matching wall and base units, quartz worktops, sink with ingrained drainer, filtered water tap, space for washing machine, UPVC double glazed door to the side, double glazed window to the side, inset spotlights, coving, extractor fan.

Landing
Doors leading to all rooms, fitted carpet, large walk in airing cupboard housing the hot water cylinder and central heating boiler, skirting boards.

Bathroom (7' 4" x 6' 10") or (2.24m x 2.08m)
Tiled floor, pedestal hand wash basin with a chrome waterfall mixer tap, tiled splashbacks, chrome ladder style heated towel rail, low level WC with push system, double glazed opaque window to the side, panelled bath with a glass shower screen with a thermostatic shower, centralised chrome rainfall mixer tap with a shower attachment, tiled walls, extractor fan, coving, inset spotlights.





Master bedroom suite (20' 7" x 17' 8") or (6.27m x 5.38m)
Fitted carpet, two double glazed sash windows with chrome window locks, skirting boards, coving, inset spotlights, wall mounted under floor heating control, dressing room with with two sliding door fitted double wardrobes with hanging shelving and draw space. Built in shelving.

Master bedroom ensuite (8' 10" x 11' 8") or (2.68m x 3.56m)
His and hers hand wash basins with chrome mixer taps set in wall hung vanity units. Matching mirrors with backlit LED lighting and shaver points. Opaque double glazed window to the side. Low level WC with push system, large walk in shower, fixed rainfall shower head, spray shower attachment, chrome ladder style towel rail, extractor fan, inset spotlights, tiled flooring with matching complimentary tiled walls.

Bedroom 2 (15' 10" x 11' 1") or (4.82m x 3.37m)
Fitted carpet, fitted wardrobe with hanging space, two double glazed sash windows with chrome locks to the front, skirting boards, coving.

Ensuite 2 (7' 6" x 5' 10") or (2.28m x 1.78m)
Double glazed opaque window to the side, low level WC with a push system, wash hand basin set in wall hung vanity unit with chrome mixer tap, walk in shower with complimentary tiled walls, fixed rainfall shower head, hand held shower attachment, extractor fan, inset spotlights, coving, mirror with backlit LED lighting,

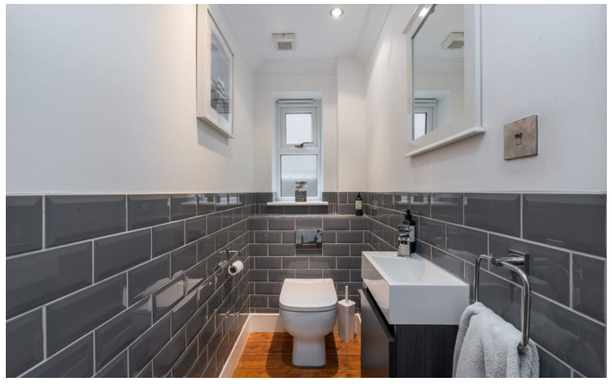
Bedroom 3 (11' 9" x 9' 7") or (3.58m x 2.92m)
Fitted carpet, skirting boards, coving, double glazed sash window to the front.

Bedroom 4 (17' 11" x 11' 6") or (5.46m x 3.50m)
Fitted carpet, skirting boards, 3 double glazed velux windows with built in blinds. Two access points to the loft space which is completely boarded with lighting.

Garage & workshop (30' 2" x 12' 7") or (9.20m x 3.84m)
Up and over door leading to the front, power and lighting, glazed window to the garden, separate door, pitched roof, composite decking externally and at the rear, large storage space with glazed window to the rear and additional side door, continuation of the pitch with composite decking as well.

Garden
Mostly laid to lawn, landscaped with a patio to the rear as well as the front. Side access and rear access that leads onto the garage. Garage and workshop outbuilding. Swim spa.

Other
Fareham Borough Council Tax Band F Charges £3,279.68 for 2026/26
Vendors Position: Needs to find









Brambles Estate Agents Ltd have not checked the suitability, specifications or working conditions of any services, appliances or equipment. The enforceability and validity of any guarantee cannot be confirmed by the Agent even though documents may exist. It should not be assumed that any fittings or furnishings photographed are included in the sale unless specified; nor that the property remains as shown in the photograph.