



38 Marchant Road, Andover, SP10 3QB
Asking Price £369,950



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PROPERTY DESCRIPTION BY Miss Molly Scruton

This attractive semi-detached home offers a wonderful balance of character, space and practicality, ideal for a range of buyers looking for a well-positioned property with versatile accommodation.

The property is approached via a generous driveway providing ample off-road parking, with side access leading through to the rear garden. The façade combines traditional brickwork with an attractive rendered upper elevation, giving the home a classic and well-maintained appearance.

Internally, the ground floor is well arranged, with a spacious living room to the front enjoying plenty of natural light, creating a warm and inviting atmosphere. The separate dining room provides an ideal setting for entertaining or family meals, while the kitchen offers practical workspace and storage, leading through to a bright conservatory overlooking the garden and adding valuable additional living space.

Upstairs, there are two well-proportioned bedrooms, both offering good versatility for use as sleeping accommodation, a home office or dressing room. These are served by a family bathroom fitted with a modern suite.



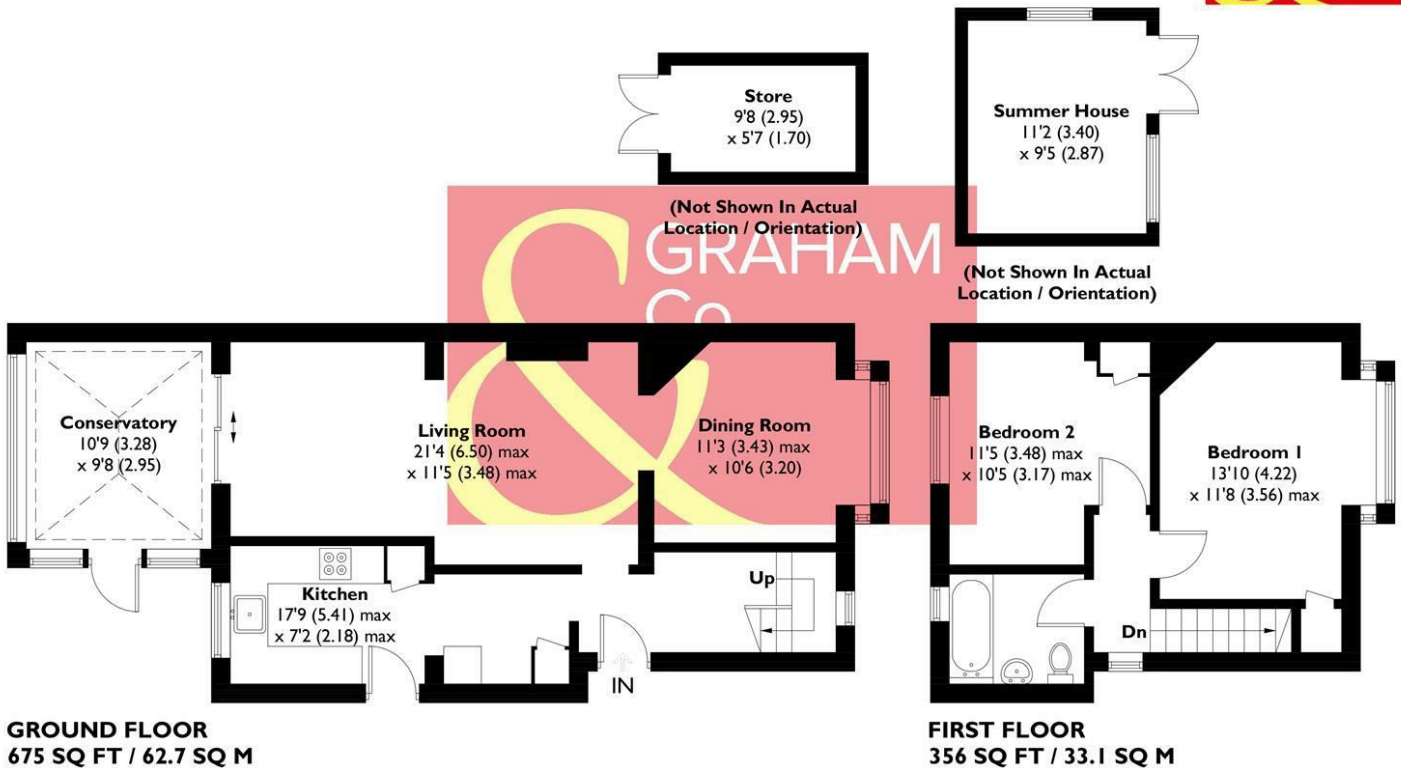


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town 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 = 1031 SQ FT / 95.8 SQ M
SUMMER HOUSE / STORE = 158 SQ FT / 14.7 SQ M
TOTAL = 1189 SQ FT / 110.5 SQ M

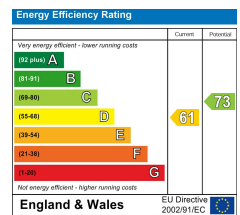


This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1294839)
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