

HUNTERS[®]

HERE TO GET *you* THERE



Gatcombe

Netley Abbey, Southampton, SO31 5PX

Asking Price £235,000



- Ideal First Time Buy/Investment
- Allocated Parking
- Backing Onto Woodland
- Easy Access To Amenities

- Two Double Bedrooms
- No Forward Chain
- Cul De Sac Location

Tel: 023 8045 8054

Gatcombe

Netley Abbey, Southampton, SO31 5PX

Asking Price £235,000



Offered with no forward chain sits this two bedroom terrace property ideal for first time buyers or investment opportunity. The property comprises good size living room, kitchen to the rear, two double bedrooms and bathroom. Further features include allocated parking and rear garden backing on to woodland. Early viewings are highly recommended.

Front Approach

Allocated parking in car park, mainly laid to lawn to front with path leading to front door, storage cupboard with metres.

Living Room

20'9" x 11'8" (6.32m x 3.56m)

UPVC double window to front aspect, electric storage heater, laminate flooring, TV point, stairs to 1st floor, door to:

Fitted Kitchen

11'8" x 6'7" (3.56m x 2.01m)

Fitted with a matching range of base and eye level units and drawers with worktop space over, stainless steel sink unit with single drainer and mixer tap, plumbing for washing machine, space for fridge/freezer, built-in electric oven, electric hob with pull out extractor hood over, uPVC double glazed window to rear aspect, vinyl flooring, door to garden.

Landing

Electric storage heater, fitted carpet, access to loft hatch, door to:

Bedroom 1

11'8" x 9'2" (3.56m x 2.79m)

UPVC double glazed window to rear aspect, fitted carpet, door to:

Bedroom 2

11'8" x 8'9" (3.56m x 2.67m)

UPVC double glazed window to front aspect, fitted carpet, telephone point.

Bathroom

Fitted with three piece suite with comprising, panelled bath with shower over and glass screen protector, pedestal wash hand basin, low-level WC, tiling to principle areas, vinyl flooring.

Rear Garden

Back in on to woodland, enclosed by wooden panelled fence to rear and sides, paved patio seating area, remainder ii artificial lawn.

Floorplan

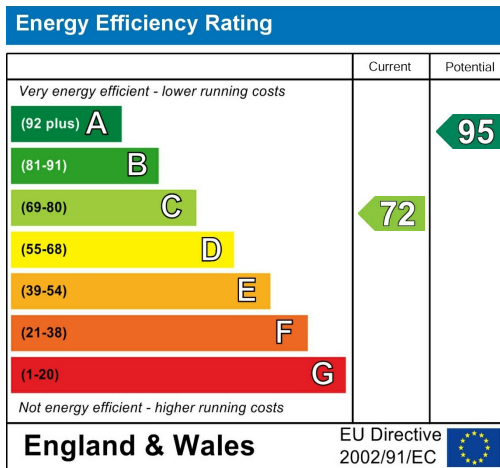
Ground Floor



First Floor



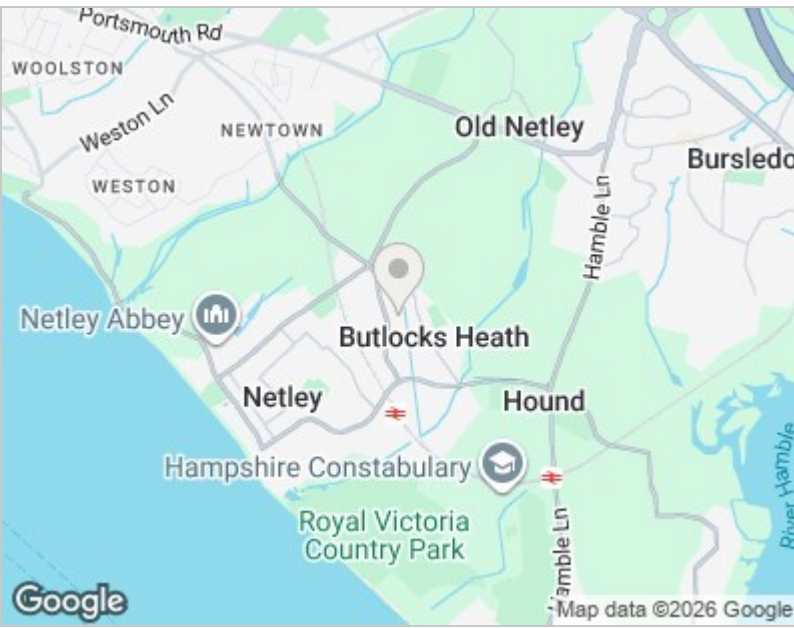
Energy Efficiency Graph



Viewing

Please contact our Hunters Netley Abbey Office on 023 8045 8054 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

17 Victoria Road, Netley Abbey, Southampton, SO31 5DG
Tel: 023 8045 8054 Email: netleyabbey@hunters.com
<https://www.hunters.com>

