





Bitterne
023 8042 2600



2 Bitterne Way, Bitterne, Southampton, Hampshire, SO19 4EA

Guide Price £600,000 Freehold

Draft Details Awaiting Vendor Approval

Welcome to Bitterne Way! With heaps of character, rumoured Titanic history and an abundance of charm, we are SO excited to present this property to the market and to offer it with NO FORWARD CHAIN! If you have been waiting for a "one-of-a-kind" property that you can really make your own, we believe you will struggle to find a better option than this. You are welcomed by the entrance hall, which truly offers the WOW factor. It is spacious, bright and hosts a gorgeous quarter-turn staircase, fitted bench seat and stunning ceiling beams. This leads you to the primary room. The lounge is positioned at the front of the property and has a breathtaking five-panel bay window, elevating the space and light. There is a separate dining room with doors leading out to the garden. The kitchen/diner offers a wealth of potential to become a fantastic social space to enjoy with friends and family.

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Approach
Two driveways providing off-road parking and access to garage.

Entrance Porch:
Door to:

Entrance Hall:
Smooth ceiling with feature beams, original obscured window to front, two radiators, quarter-turn staircase leading to first floor with storage under.

Shower Room:
Smooth ceiling, UPVC double glazed obscured window to side, WC, wash hand basin and shower cubicle with electric shower over, heated ladder towel rail, tiled walls and floor.

Lounge
18' 5" (5.61m) into bay reducing to 13' (3.96m) x 13' 11" (4.24m)::
Coved ceiling, picture rail, impressive walk-in five-panel bay window to front, UPVC double glazed obscured window to side, art deco-style fireplace, two radiators.

Dining Room
12' (3.66m) x 13' 11" (4.24m)::
Coved ceiling with picture rail, UPVC double glazed obscured window to side, UPVC double glazed windows and door to rear, fireplace, two radiators, door to:

Kitchen/Diner
16' 9" (5.11m) x 11' 6" (3.51m)::
Smooth ceiling, UPVC double glazed window to side and rear, UPVC double glazed obscured window to side, stable door to side, wall, base and drawer units with work surface over, bowl and half sink with drainer inset, space for cooker and appliances, wall-mounted gas boiler, tiled splashbacks, radiator.

Landing:
Smooth ceiling, UPVC double glazed obscured window to side, radiator, doors to:

Master Bedroom
18' 5" (5.61m) into bay reducing to 13' (3.96m) x 14' (4.27m)::
Coved ceiling with picture rail, impressive walk-in five-panel bay window to front with partial river glimpses, UPVC double glazed window to side, two radiators.

Bedroom Two
11' 11" (3.63m) x 13' 11" (4.24m)::
Smooth ceiling, UPVC double glazed window to rear overlooking garden, UPVC double glazed obscured window to side, radiator.

Bedroom Three
9' 3" (2.82m) x 11' 7" (3.53m)::
Smooth ceiling, UPVC double glazed window to side, airing cupboard and large storage cupboard, radiator.

Bathroom :
Smooth ceiling, hatch providing access to loft space, UPVC double glazed obscured window to front, wash hand basin, panel enclosed bath and separate shower cubicle, radiator, tiling to principle areas.

WC:
Smooth ceiling, UPVC double glazed obscured window to side, WC, wash hand basin, heated ladder towel rail, tiling to principle areas.

Garden:
Enclosed rear garden offering a good degree of privacy, fence enclosed gated side access, predominantly laid to lawn with mature flower beds, shed, outside tap and lights.

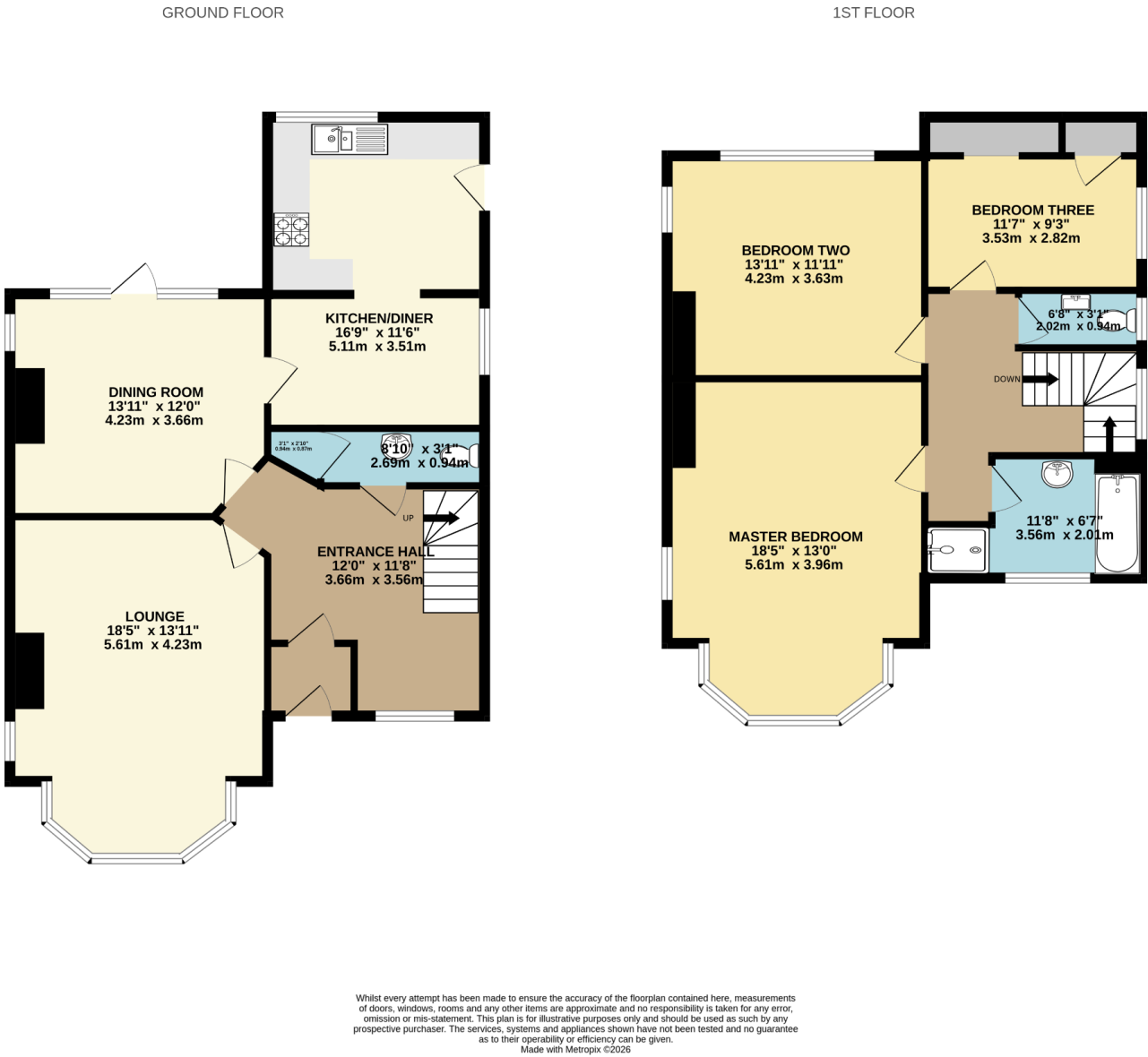
Garage:
Pitched roof, double doors to front, pedestrian door and window to rear, power and light connected.

Services
Mains gas, water, electricity, and drainage are connected. For mobile and broadband connectivity, please refer to Ofcom.org.uk. Please note that none of the services or appliances have been tested by Field Palmer.

Council Tax Band
Band E

Sellers Position
No Forward Chain

Offer Check Procedure
If you are considering making an offer for this property and require a mortgage, our clients will require confirmation of your status. We have therefore adopted an Offer Check Procedure which involves our Financial Advisor verifying your position.



Bitterne 249 Peartree Avenue Bitterne SO19 7RD 023 8042 2600	Shirley 391 Shirley Road Shirley SO15 3JD 023 8078 0787	Woolston 24 Portsmouth Road Woolston SO19 9AB 023 8039 3255	Auction Department 62 High Street West End SO30 3DT 023 8047 4274	Lettings & Block Management 2-4 New Road Southampton SO14 0AA 023 8071 0402	Do you need an Energy Performance Certificate? Field Palmer are able to offer EPC services across Hampshire and the south of England. We can offer mortgage advice Want to get the best mortgage, but don't know which one is right for you? We can advise you on discounted, fixed rate, tracker, off-set, buy to let, non status, re-mortgage and more.	
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