



Clover Way, Hedge End, Southampton, SO30 4RP


fox & sons

welcome to

Clover Way, Hedge End Southampton

This unique detached split-level coach house enjoys a peaceful Hedge End setting, with three bedrooms and an additional study, a contemporary kitchen/dining room, spacious open-plan living area, private garden and two allocated parking spaces.



Accessed via its own private entrance, the welcoming hallway leads to the impressive kitchen/diner and the first of three well-proportioned bedrooms. Positioned to the front of the property, this generous double bedroom benefits from a separate dressing area, providing excellent storage and versatility.

To the rear, the dual-aspect kitchen/diner forms the heart of the home, featuring two skylights and patio doors opening onto the private rear garden. Well-appointed with a range of integrated appliances, including an oven, grill, hob and extractor, there is also space for a washing machine, tumble dryer, fridge/freezer and dishwasher. A convenient cloakroom completes the ground floor.

Upstairs, the spacious open-plan living room provides an ideal setting for relaxing or entertaining. The first floor also offers two further bedrooms, with the principal bedroom featuring fitted wardrobes, alongside a versatile study that could also be used as a home office or hobby room. These rooms are served by a contemporary shower room, complete with a double walk-in shower, vanity unit and W.C.

Outside, the private rear garden has been designed for low-maintenance enjoyment, with separate patio and artificial lawn areas bordered by mature planting. The property also benefits from two allocated parking spaces, with additional visitor parking available nearby.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



view this property online fox-and-sons.co.uk/Property/HEE106091



welcome to

Clover Way, Hedge End Southampton

- Private garden with patio and lawn area and shrub borders
- Two allocated parking spaces
- Detached coach house located in Hedge End
- Three well-proportioned bedrooms with fitted storage in the master and a dressing area accessible via the second
- Additional, versatile room currently utilised as a study

Tenure: Freehold EPC Rating: D

Council Tax Band: B



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/HEE106091



Property Ref:
HEE106091 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


fox & sons



01489 785269



HedgeEnd@fox-and-sons.co.uk



Stirling House, 5 St. Johns Road, Hedge End,
SOUTHAMPTON, Hampshire, SO30 4AA



fox-and-sons.co.uk