HUNTERS®

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Oakhurst Way

Netley Abbey, Southampton, SO31 5AY

Offers In Excess Of £300,000

2 1 1 E

- DETACHED BUNGALOW
- GARAGE & OFF ROAD PARKING
- NO FORWARD CHAIN
- GOOD SIZE REAR GARDEN
- EASY ACCESS TO AMENITIES
- TWO BEDROOMS
- POTENTIAL PLOT (STP)
- IN NEED OF WORK
- SOUGHT AFTER LOCATION
- APPROX 100FT REAR GARDEN

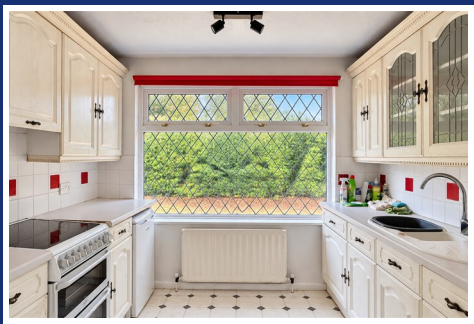
Tel: 023 8045 8054

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Situated in a non estate location with only seven other bungalows in the cul de sac. Hunters are delighted to bring to the market this two bedroom detached bungalow with no forward chain. The property is in need of some modernisation throughout and benefits include road parking, garage and approximately 100ft rear garden with rear road access.

The ancient village of Netley Abbey is situated between the City of Southampton and the historic village of Hamble. The village gets its name from the ruined Cistercian Abbey which was founded by Peter des Roche, Bishop of Winchester in 1239 under the patronage of Henry III and later sacked by Henry VIII. The village boasts many local amenities and shops including, Co-op, bakers, pharmacy, hair dressers, post office, library and an award winning fish & chip shop. There is also the Royal Victoria Country Park, formerly the site of The Royal Victoria Hospital and now 220 acres of waterside parkland and woodland. Communication links include a train station with connections to Southampton and Portsmouth, road access to M27, M3 and Southampton International Airport.

Front Approach
Gravelled to front providing parking for a couple of vehicles, access to rear garden and garage.

Entrance Hall
Laminate flooring, Two radiators, access to loft hatch, door to:

Living Room
13'2" x 10'11" (4.01m x 3.33m)
Laminate flooring, Fireplace, uPVC double glazed double doors to garden.

Kitchen
8'6" x 8'5" (2.59m x 2.57m)
Fitted with a matching range of base and eye level units and drawers with worktops over, sink unit with single drainer, space for under counter fridge or freezer, plumbing for washing machine and space for cooker. Double glazed window to front aspect., radiator, vinyl flooring.

Bedroom 1
12'6" x 9'5" (3.81m x 2.87m)
UPVC double glazed window to rear aspect, laminate flooring, built in mirrored wardrobes with sliding doors, radiator.

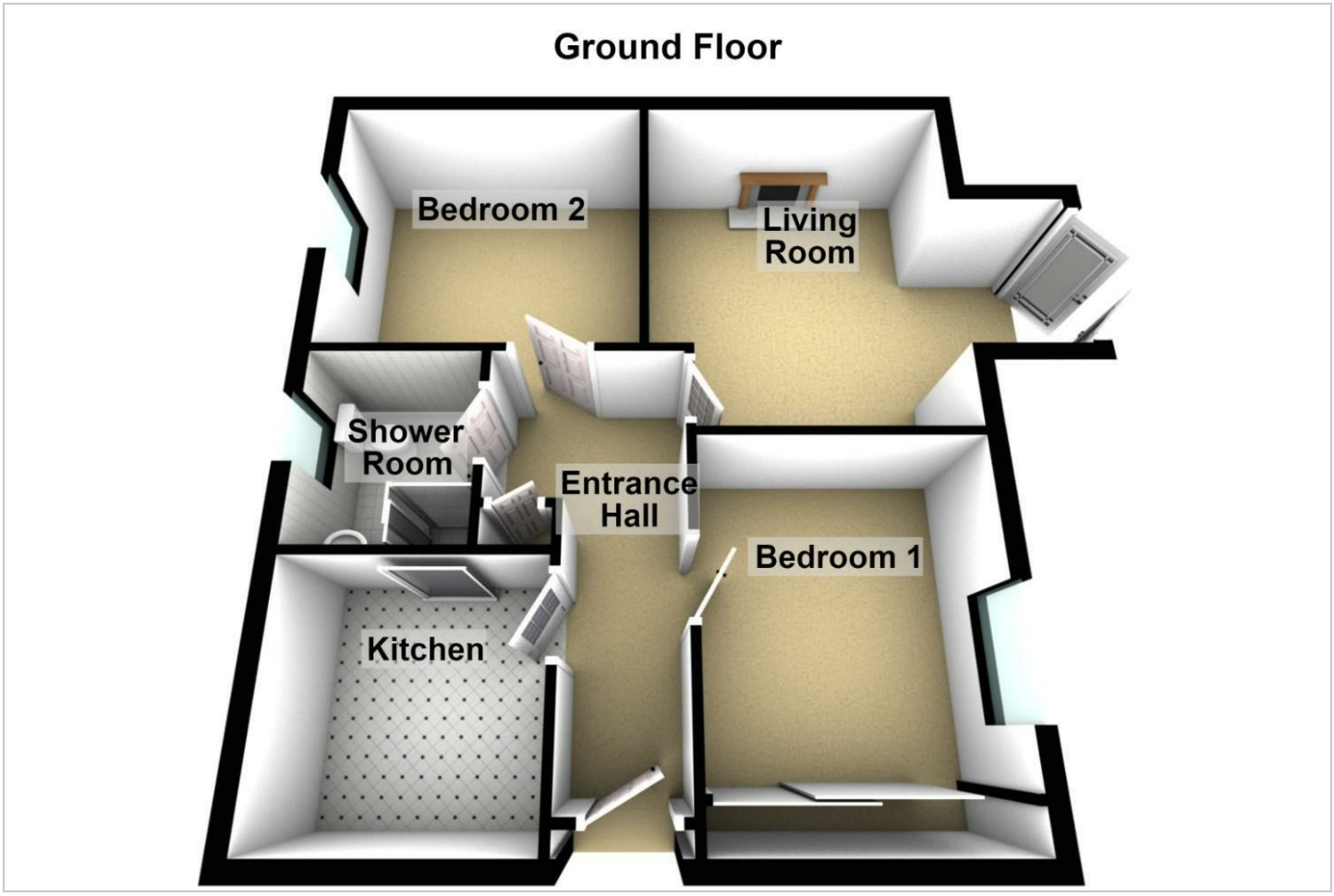
Bedroom 2
11'2" x 10'1" (3.40m x 3.07m)
UPVC double glazed window to front aspect, radiator, laminate flooring, sliding doors to living room.

Shower Room
Fitted three piece suite, comprising tiled shower enclosure with shower over, inset wash hand basin and low level WC, double glazed Window to side.

Rear Garden
Approximately 100ft rear garden with rear road access, Enclosed by wooden panelled fence to rear and sides, mainly laid to lawn.

Garage
Garage in a block.

Floorplan


Ground Floor
Bedroom 2
Living Room
Shower Room
Entrance Hall
Bedroom 1
Kitchen

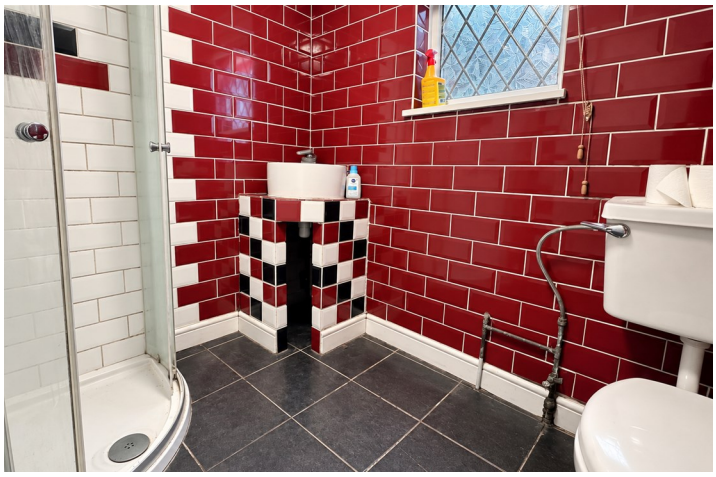








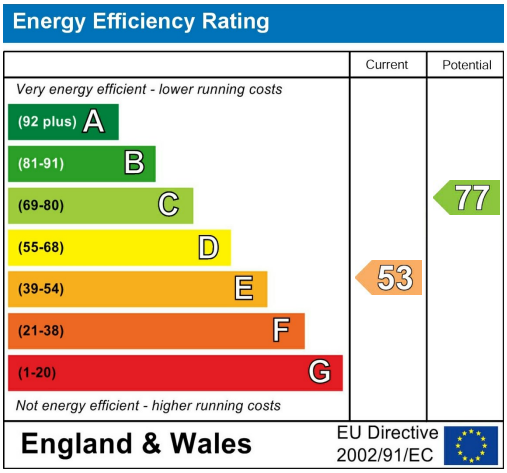


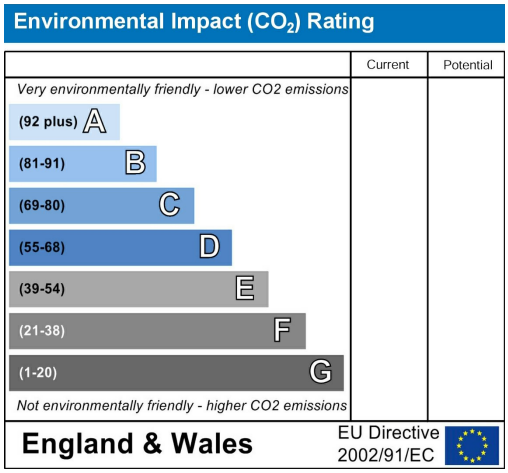






Energy Efficiency Graph

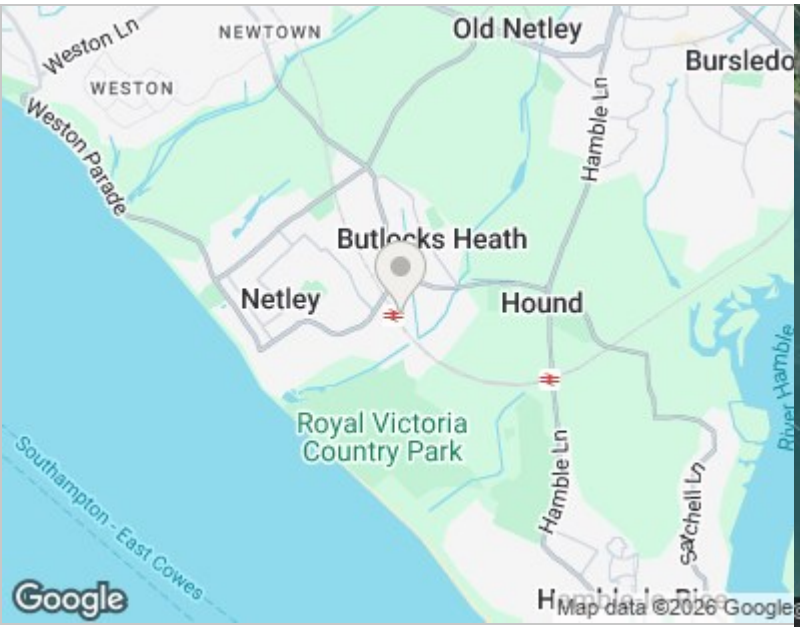




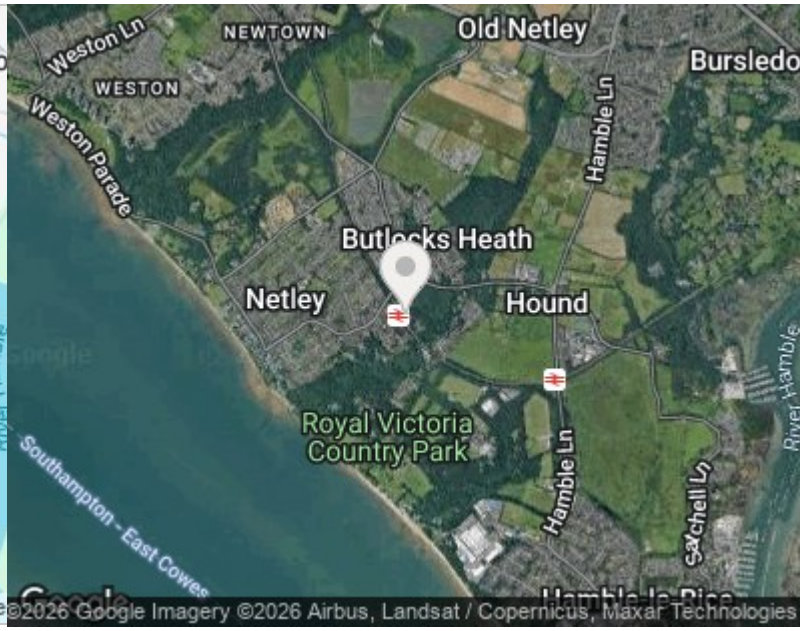
Viewing

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



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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.

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The Property Ombudsman