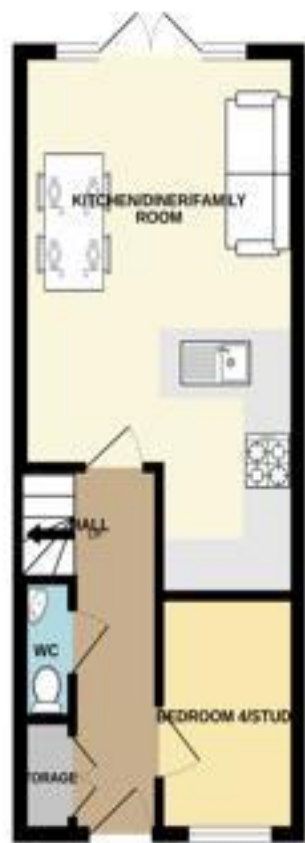




GROUND FLOOR
231 sq ft (21.5 sq m) approx.



1ST FLOOR
230 sq ft (21.4 sq m) approx.



2ND FLOOR
210 sq ft (19.5 sq m) approx.



TOTAL FLOOR AREA: 909 sq ft (84.4 sq m) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with letroplan 12029

Wainwright Estates

10 The Precinct, London Road
Waterlooville, Hampshire PO7 7DT

Tel: 02392 264500

Email: sales@wainwrightestates.co.uk
www.wainwrightestates.co.uk

40a Bazeley Road
Waterlooville PO7 3BS

Price: £375,000

DESCRIPTION

Versatile and spacious , this FOUR bedroom home has parking for three vehicles and is being offered with NO FORWARD CHAIN enabling a potentially quick sale. The heart of the home is the spacious kitchen/diner/family room, creating a sociable living space, overlooking the rear garden. The modern fitted kitchen includes an integrated fridge/freezer, dishwasher and washing machine. The ground floor also benefits from a WC and a versatile single bedroom, which could equally be used as a home office, proving the perfect space for those who work from home. The first floor offers a light and spacious bedroom, complete with an en-suite shower room. There is also a separate lounge, providing comfortable additional living space, which could alternatively be used as a generous double bedroom to suit variety of lifestyles. The second floor offers two further bedrooms and a family bathroom. Outside you can enjoy the low maintenance rear garden which benefits from rear pedestrian access, outside power points and a tap. Additional benefits include double glazing, gas central heating and five years remaining on the NHBC.

ACCOMMODATION

ENTRANCE HALL

WC

STUDY/BEDROOM 4 8' 6" x 5' 7" (2.59m x 1.70m)

KITCHEN/DINER/FAMILY ROOM 19' 5" Narrowing to 12'5" x 12' 4" Narrowing to 5'7" (5.91m x 3.76m)

FIRST FLOOR

BEDROOM 1 12' 4" x 9' 5" (3.76m x 2.87m)

EN-SUITE SHOWER ROOM 6' 6" x 4' 9" (1.98m x 1.45m)



LOUNGE/BEDROOM 12' 4" x 11' 5" Narrowing to 9'7" (3.76m x 3.48m)

SECOND FLOOR

BEDROOM 2 12' 4" x 11' 0" Narrowing to 9'4" (3.76m x 3.35m)

BEDROOM 3 12' 5" x 7' 1" (3.78m x 2.16m)

FAMILY BATHROOM 6' 0" x 5' 4" (1.83m x 1.62m)

OUTSIDE

REAR GARDEN

OFF ROAD PARKING

