



**Rowe  
& Co.**

**8 Compton Close, Boyatt Wood**

Eastleigh

In Excess of **£575,000**

Rowe  
& Co.



## 8 Compton Close

### Eastleigh

This stunning four-bedroom detached home is located in the highly sought-after area of Boyatt Wood. Beautifully presented throughout, the current owners have styled the property with tasteful décor, creating a warm and inviting living space. The ground floor offers a welcoming entrance hall, a spacious lounge, a separate dining room, a well-appointed kitchen, a bright breakfast room, a conservatory, and a convenient cloakroom. Upstairs, there are four generously sized bedrooms, including a master bedroom with en-suite, along with a modern family bathroom. Externally, the property benefits from a driveway, a double garage, and a private, secluded rear garden—ideal for relaxing or entertaining.

Located between Southampton and Winchester, Eastleigh is a thriving town with strong transport links and rich railway heritage. Two mainline stations offer trains to Winchester in around 20 minutes and London Waterloo in just over an hour. The M3, M27, and nearby Southampton Airport provide excellent road and air connections. Eastleigh offers a great mix of homes—from 1800s cottages and Victorian terraces to modern developments—along with a wide range of amenities including supermarkets, boutiques, and independent shops. Locals enjoy green spaces like Lakeside Country Park, home to a miniature steam train, and Places Leisure, a popular sports centre. With its community feel and superb connectivity, Eastleigh is a great place to call home.

Council Tax band: E - Tenure: Freehold

EPC Energy Efficiency Rating: C

- Four Double Bedrooms
- Three Reception Rooms
- Secluded Garden
- Double Garage & Driveway



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## Eastleigh

### INSIDE

You enter the property into a spacious entrance hall, with a door leading to the dining room with stairs rising to the first floor. There is a fully tiled downstairs cloakroom, along with a generous lounge featuring a beautiful character fireplace with a log burner. The dining room benefits from double-glazed patio doors that open into a bright conservatory.

The conservatory is equipped with power, lighting, and a ceiling fan—ideal for staying cool on warm, sunny days. In addition, there is a versatile third reception room, offering flexibility for use as a home office, playroom, or snug. The modern fitted kitchen includes integrated appliances and provides space for an electric range cooker.

To the first floor, the property offers a master bedroom with an en-suite, three further double bedrooms, and a contemporary family bathroom.

### OUTSIDE

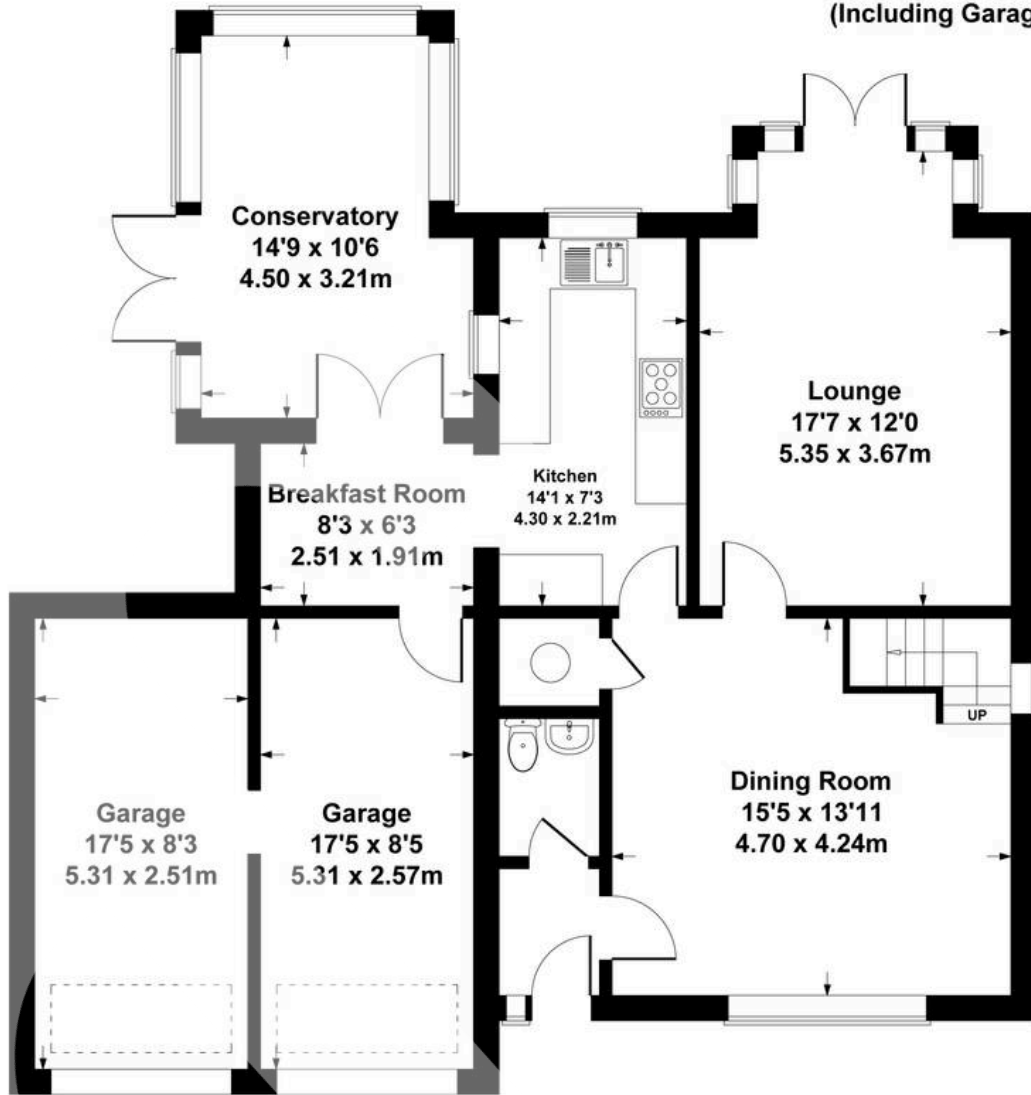
The front of the property features a spacious driveway providing ample parking and leading to a double garage equipped with power, lighting, and fitted storage.

To the rear, there is a beautifully landscaped, private garden designed for low maintenance, complete with an artificial lawn and a seating area beneath a pergola—perfect for relaxing or entertaining. The garden also benefits from gated pedestrian side access.

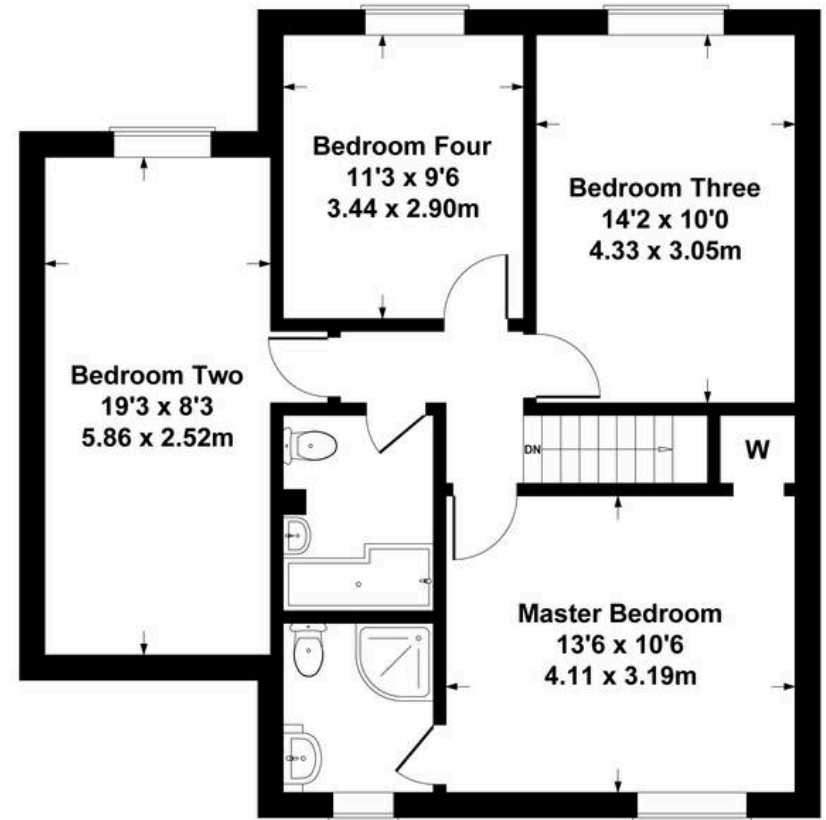


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Approximate Gross Internal Area  
1873 sq ft - 174 sq m  
(Including Garage)



**GROUND FLOOR**



**FIRST FLOOR**

Whilst every attempt has been made to ensure the accuracy of the floor plans measurements of doors windows and rooms are approximate and no responsibility is taken for an error omission or mis-statement. These plans are for representation purposes only and should be used as such. The services systems and appliances listed in this specification have not been tested by Agency Assist and no guarantee as to their operating efficiency can be given.

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