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Addison
ESTATE AGENTS



31 Poppy Close, Locks Heath, Southampton, Hampshire, SO31

£269,500 Freehold

This well-presented two-bedroom semi-detached home, purchased in 2011, has been thoughtfully upgraded and extended to offer stylish and versatile accommodation.

Set in a convenient location within walking distance of Locks Heath Shopping Centre and sought-after schools including Locks Heath Infant & Junior and Brookfield, the property blends comfort, practicality and character.

Approached via a private driveway with side-by-side parking for two vehicles, the house opens into a welcoming lounge at the front. A door from the lounge leads to the refitted kitchen, which has been modernised to provide generous space for appliances, including provision for an American-style fridge/freezer. The kitchen flows into an impressive extended family room, where vaulted ceilings with twin Velux windows and bi-folding doors create a bright and inviting living area overlooking the landscaped rear garden.

Upstairs, the home offers two double bedrooms positioned on either side of a centrally located family bathroom, ideal for both couples and small families seeking functional yet elegant living space.

This property offers an excellent opportunity to own a beautifully improved home in a popular and well-connected part of Locks Heath.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Further Information

Local Council:

Council Tax Band:

C

Amount Payable for 2025/2026:

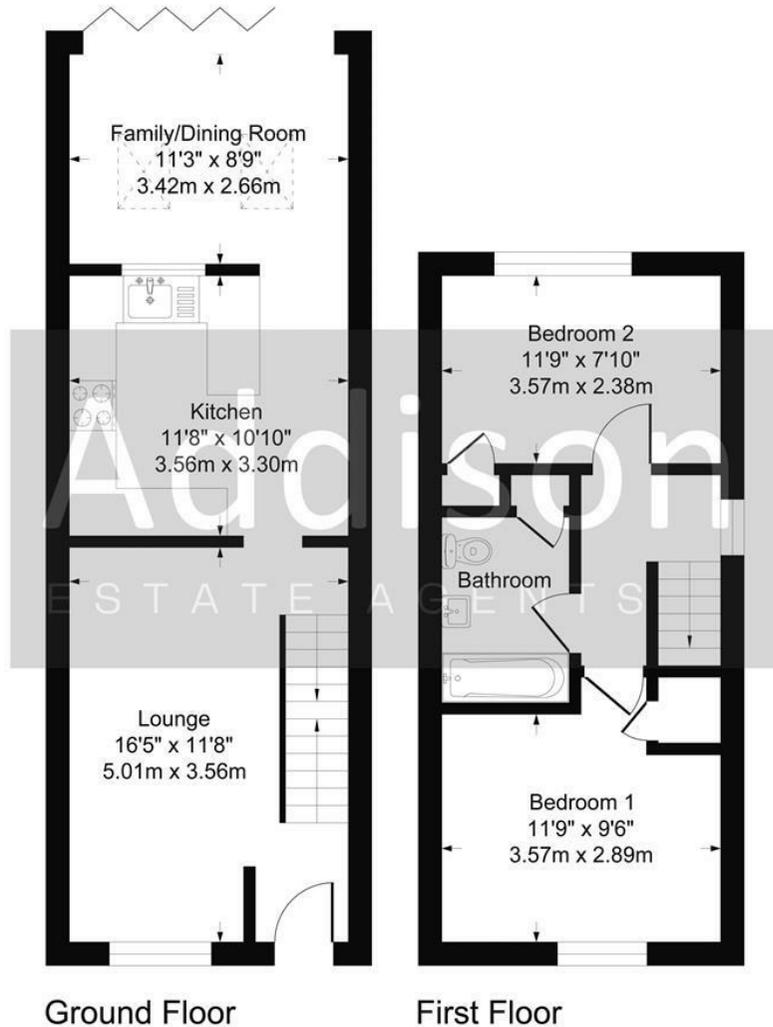
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Estate Management Charge:

TBC



Approximate Gross Internal Area
758 sq ft - 70 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS Standards.

- Two-bedroom semi-detached house purchased in 2011
- Upgraded and thoughtfully extended to enhance living space
- Private driveway with side-by-side parking for two vehicles
 - Front lounge with direct access to the refitted kitchen
 - Kitchen features space for appliances including American-style fridge/freezer
- Extended family room with vaulted ceilings, two Velux windows, and bi-folding doors
- Landscaped rear garden accessed directly from the family room
- Two double bedrooms positioned either side of the family bathroom
- Walking distance to Locks Heath Shopping Centre
- Close to well-regarded schools including Locks Heath Infant & Junior and Brookfield



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