



**Rowe
& Co.**

16 Rosemoor Grove, Chandler's Ford

Eastleigh

£625,000

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16 Rosemoor Grove

Chandler's Ford, Eastleigh

This executive four-bedroom detached family home is situated in the highly sought-after North Millers Dale development and falls within the catchment area for both Hiltingbury & Thornden School. The well-proportioned accommodation comprises an inviting entrance hall, a study, cloakroom, dining room, spacious lounge, fitted kitchen, breakfast room, and separate utility room. To the first floor are four generous bedrooms, including a principal bedroom with en-suite shower room, together with a modern family bathroom. Externally, the property benefits from a garage, driveway providing off-road parking, and a private, secluded rear garden, making it an ideal family home in a desirable location.

LOCATION

The property occupies a secluded and prime position within the highly desirable Hampshire town of Chandler's Ford, a thriving and well-connected community offering a selection of shops, restaurants and traditional public houses. The property is also perfectly positioned to enjoy both coast and countryside pursuits, with the stunning landscapes of South Downs National Park and New Forest within easy reach.

Communications are excellent, with convenient access to the M3 and M27 motorways. Mainline rail services are readily available, with London Waterloo approximately 57 minutes from Winchester and around 65 minutes from Southampton Airport Parkway, making the location particularly attractive for commuters.

Council Tax band: F - Tenure: Freehold

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INSIDE

You enter the property through a welcoming entrance hall, with a door leading to the cloakroom and an opening to one side providing access to the study. The study enjoys a window to the front aspect and benefits from a useful storage cupboard. From the entrance hall, a door leads into the inner hall, which opens into the dining room.

The dining room features a window overlooking the front aspect and stairs rising to the first floor. The spacious lounge is situated to the rear of the property and benefits from French doors opening onto the rear garden, creating an ideal space for relaxing and entertaining. The kitchen overlooks the rear garden and has been fitted with a comprehensive range of wall and base units incorporating cupboards and drawers beneath complementary worktops. An opening leads through to the breakfast room, which in turn features double doors opening into the conservatory, offering lovely views over the garden.

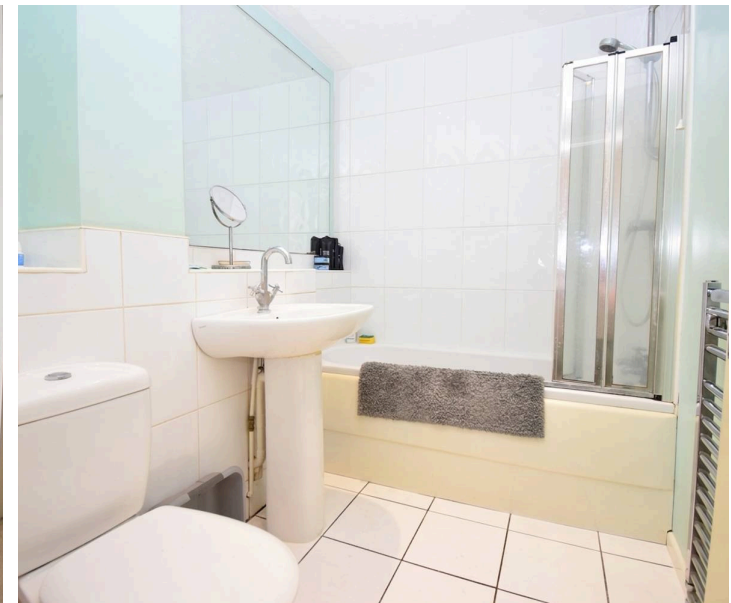
A further door from the breakfast room provides access to the utility room, which also offers internal access to the garage. The first floor comprises four well-proportioned bedrooms, including a generous principal bedroom with an en-suite shower room. The remaining bedrooms are served by a modern family bathroom.

OUTSIDE

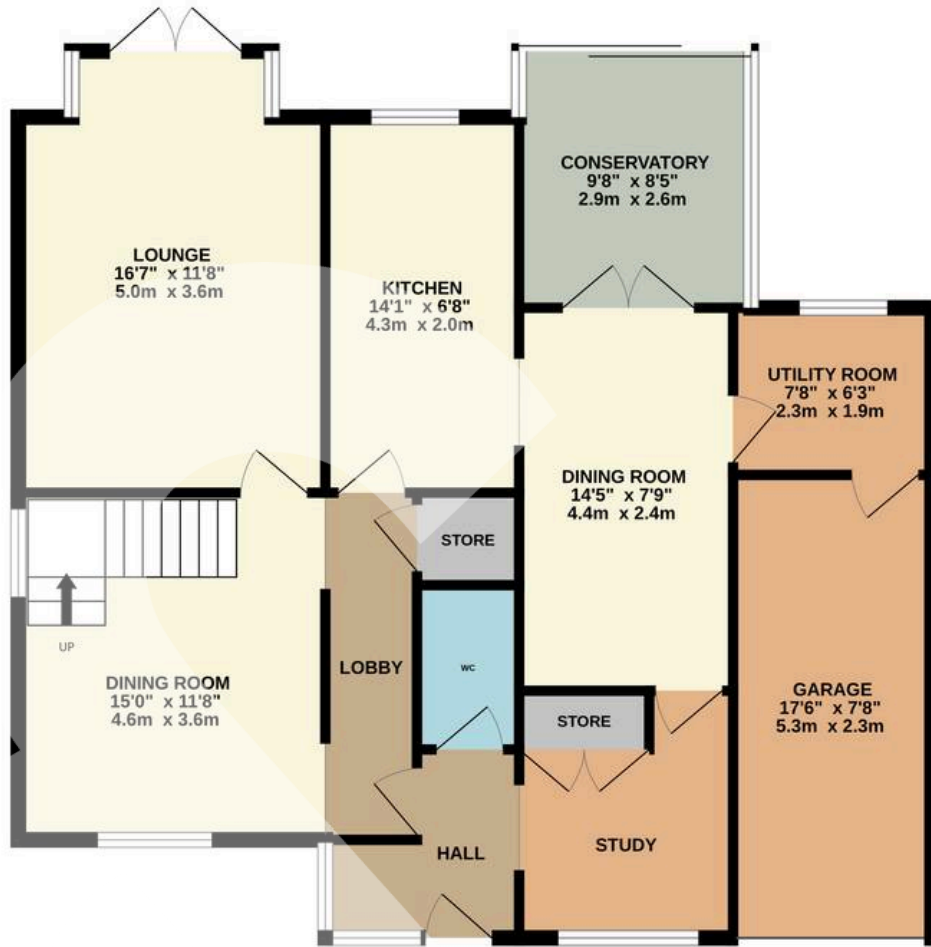
To the front of the property is a driveway providing off-road parking for multiple vehicles, with gated pedestrian access leading to the rear garden, access to the garage, and a lawned area complemented by a variety of mature shrubs and planting. The secluded rear garden features a paved seating area, ideal for outdoor entertaining, while the remainder is mainly laid to lawn and bordered by a variety of flowers and shrubs. A further garden shed provides useful additional storage space.



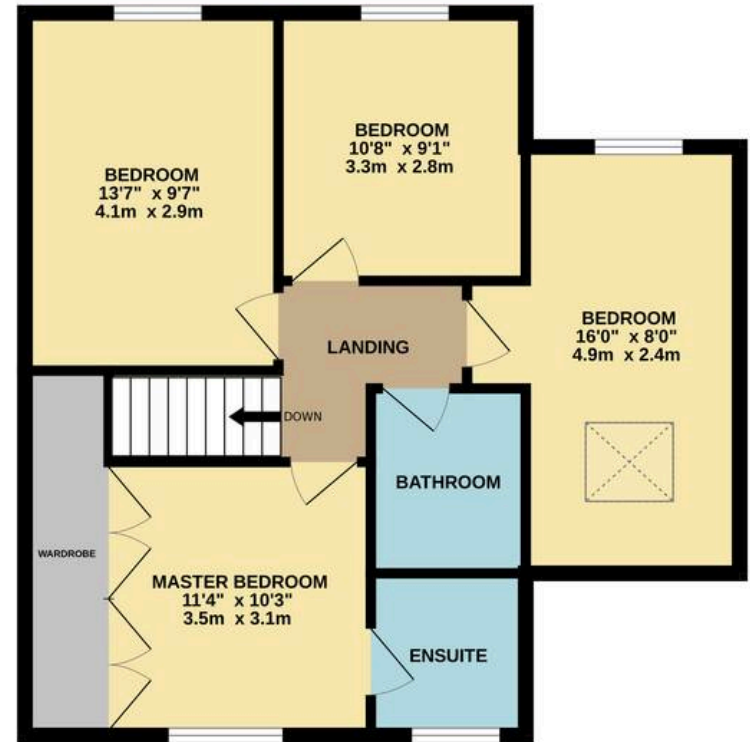
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GROUND FLOOR



1ST FLOOR



Whilst 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.
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