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8 Hurst Close, Chandler's Ford, SO53 3PA £1,300 Per Calendar Month

A modern two bedroom semi-detached home situated at the top end of a cul-de-sac presented in good order benefiting from a sitting room and kitchen / dining room on the ground floor with the 2 bedrooms sharing a first floor bathroom. Externally there is a pleasant 41ft rear garden and there is also allocated parking.

ACCOMMODATION

GROUND FLOOR

Entrance Hall:
Stairs to first floor.

Sitting Room:
15'6" plus bay x 9'9" (4.72 plus bay x 2.97) Under stairs storage cupboard.

Kitchen/Dining Room:
13'2" x 8'5" (4.01 x 2.57) Built in oven, built in electric hob, integrated extractor hood, fridge freezer, washing machine, space for table and chairs, wall mounted boiler.

FIRST FLOOR

Landing:
Built in airing cupboard.

Bedroom 1:
13'2" x 10'2" (4.01 x 3.10) Range of fitted furniture incorporating hanging, cupboard and drawer space.

Bedroom 2:
11'7" x 8'1" (3.53 x 2.46)

Bathroom:
8'8" x 4'11" (2.64 x 1.50) White suite comprising bath with power shower over, wash hand basin, WC.

OUTSIDE

Front:
Planted bed, outside storage cupboard, side pedestrian access to rear garden.

Rear Garden:
Measures approximately 41' x 17' and comprises area laid to paved patio, outside tap, area laid to lawn, planted beds, garden shed.

Parking:
There is a parking bay in front of the house. There are 3 spaces. One is for No.8 (far one) One is for No.7 (Nearest one) and middle one is shared between 7 & 8.

OTHER INFORMATION

Approximate Age:
1984

Approximate Area:
62.4sqm/672sqft

Management:
Fully Managed

Availability:
Start of December 2026

Furnished/Unfurnished:
Unfurnished

Deposit:
Deposit - £1500
Security - £300.00

Heating:
Gas central heating

Windows:
UPVC double glazed windows

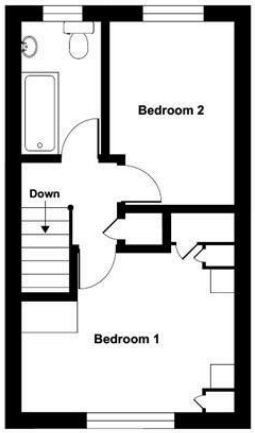
Infant/Junior School:
St Francis C of E Primary School

Secondary School:
Toynbee Secondary School

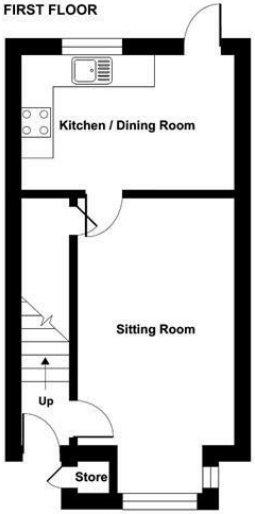
Council Tax:
Band C

Local Council:
Test Valley Borough Council - 01264 368000

Ground Floor = 342 sq ft / 31.7 sq m
First Floor = 326 sq ft / 30.2 sq m
Store = 4 sq ft / 0.3 sq m
Total = 672 sq ft / 62.4 sq m
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2022. Produced for Sparks Ellison. REF: 839877

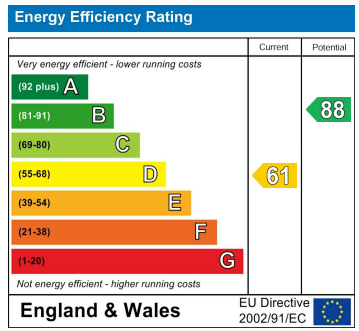












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