



**Connells**

Stewart House Sycamore Avenue  
Chandler's Ford Eastleigh

# Stewart House Sycamore Avenue Chandler's Ford Eastleigh SO53 5RW

for sale  
**£190,000**



## Property Description

A beautifully presented and spacious two bedroom second floor duplex apartment, ideally situated in the highly desirable area of Chandler's Ford.

Offering stylish accommodation arranged over two floors, this lovely home is beautifully decorated throughout and benefits from allocated parking and a garage located in a separate block.

The property is approached via a communal entrance, with the accommodation comprising a spacious lounge featuring large windows which allow plenty of natural light to fill the room.

The modern fitted kitchen is well equipped with integral appliances and provides a contemporary and practical space for everyday living.

A particularly appealing feature is the balcony, accessed from the hallway, providing a pleasant outdoor space.

Upstairs, the property offers two well-proportioned double bedrooms, both providing comfortable accommodation, together with a modern shower room.

Externally, the property benefits from communal garden, allocated parking and a garage in a separate block, providing valuable additional storage and parking facilities.

Situated in the popular Chandler's Ford area, the property is conveniently located for a range of local amenities, shops, schools and leisure facilities, whilst also offering excellent transport links for commuters.

Viewings are highly recommended to fully appreciate the spacious accommodation, attractive presentation and desirable location this fantastic duplex apartment has to offer.

## Entrance Hall

Radiator.

## Lounge

Double glazed window to rear aspect.  
Radiator.

## Kitchen

Double glazed window to front aspect.  
Fitted kitchen with wall and base units.  
Integral oven, induction hob and extractor fan.  
Integral washing machine and dishwasher. Space for washing machine.

## Bedroom 1

Double glazed window to rear aspect.  
Radiator.

## Bedroom 2

Double glazed window to front aspect.  
Radiator. Fitted wardrobe.

## Bathroom

Skylight window. Corner shower unit. Wash  
hand basin. Toilet. Towel rail radiator.

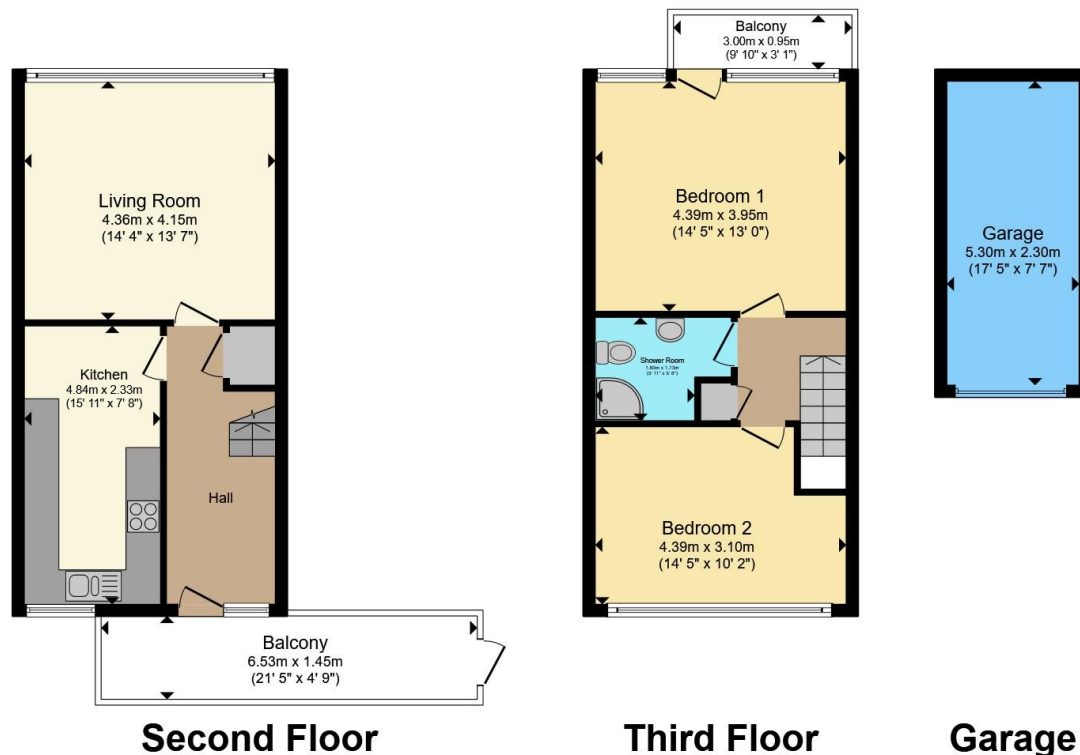
## Outside

Balcony.  
1 allocated parking space and garage in  
block.  
Communal garden.

## Agent Note

Please note that an AML fee is chargeable to  
the buyer once an offer is accepted to cover  
the cost of carrying out the required identity  
and anti-money laundering checks. Once  
these checks have been completed, the fee  
cannot be refunded, even if the property  
purchase does not go ahead.





Total floor area 91.4 m<sup>2</sup> (984 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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19 Market Street  
EASTLEIGH SO50 5RH

EPC Rating: C Council Tax  
Band: B

Service Charge:  
1491.60

Ground Rent:  
20.00

Tenure: Leasehold

**view this property online [connells.co.uk/Property/EGH309557](http://connells.co.uk/Property/EGH309557)**

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Mar 1971. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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