



28 Chestnut Avenue, Andover, SP10 2HE  
Guide Price £485,000



28 Chestnut Avenue, Andover,  
Guide Price £485,000

#### PROPERTY DESCRIPTION BY Mr Wayne Turpin

Tucked away along a tree-lined avenue in a sought-after residential location, Graham & Co are privileged to bring to the market this spacious detached bungalow. Perfectly located within a short walk of the town centre yet also close to open countryside.

The property is offered for sale with NO CHAIN and benefits from an entrance hall with cloakroom, an open-plan sitting room leading to a dining area, a kitchen/breakfast room, and a sun lounge. There are three bedrooms and a bathroom, as well as gas central heating and double glazing. The property also benefits from a garage and good-sized, well-stocked gardens.



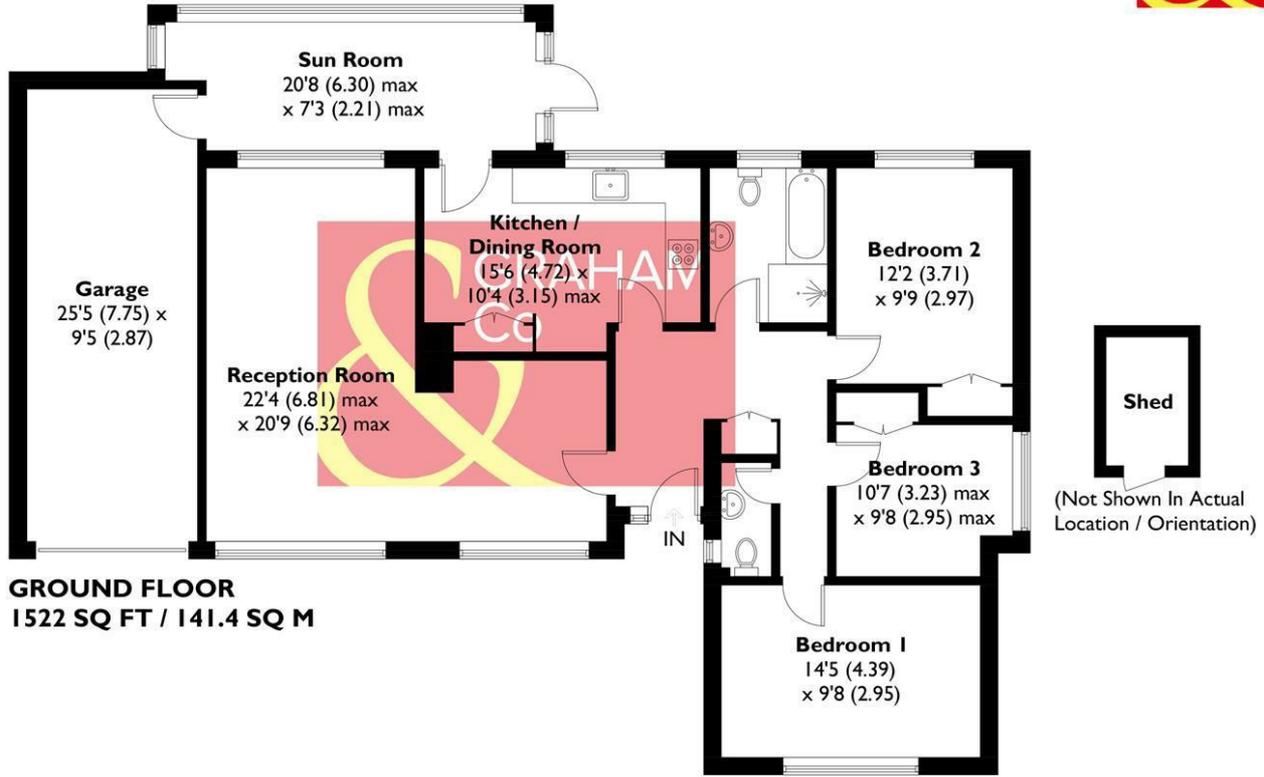


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boasts a lovely "market town" feel and everything you may need is close at hand. The mainline train station offers a fast service to London Waterloo in just over an hour, and the A303 gives access to London via the M3 and the West Country.





**APPROXIMATE GROSS INTERNAL AREA = 1522 SQ FT / 141.4 SQ M  
(INCLUDING GARAGE & EXCLUDING SHED)**

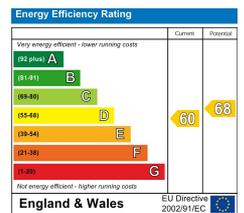


This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1282665)  
**Produced for Graham & Co**

**MORTGAGE ADVICE  
Across The Market Mortgages**

An independent Mortgage brokerage offering expert advice from across the whole market. Whether you are a first-time buyer, home mover, remortgaging or buying a Buy-To-Let investment. Tristan can provide expert & reliable advice, in a clear jargon free language. Book a free consultation today.

E - [tristan@atmmortgages.com](mailto:tristan@atmmortgages.com) M - 07545320380 [www.atmmortgages.com](http://www.atmmortgages.com)



**Tax Band: E**



**OPEN 7 DAYS**

If you are considering selling your home please contact us today for your free no obligation valuation

**01264 356500**

**IMPORTANT:** we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

