GRAHAM & Co

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11 Scythe Close, Andover, SP11 6DZ
Asking Price £435,000



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PROPERTY DESCRIPTION BY Mr Nick King

Sold with no onward chain, Graham & Co are delighted to present to market this highly adaptable four-bedroom family home. Located at the end of a cul-de-sac, the property itself offers flexible accommodation over three floors.

The ground floor accommodation comprises study, family room, kitchen/breakfast room and utility with cloakroom. To the first floor there is a large living room with picture windows to front and to rear, along with bedroom four and shower room. The second floor provides three bedrooms, with ensuite facilities to the principal bedroom and further family bathroom.

Outside there is a driveway leading to the garage, with the rear garden predominantly laid to lawn, but benefitting from patio, garden office and storage shed.







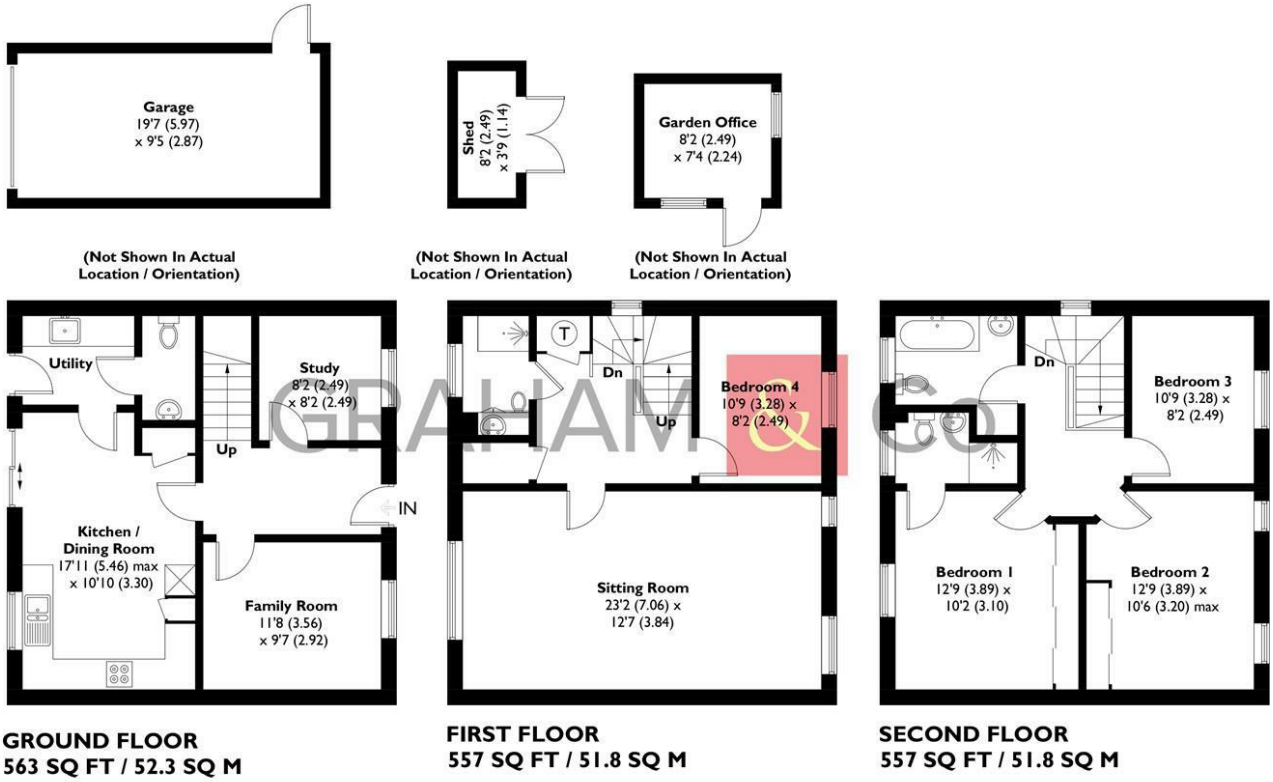
Andover Profile

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 = 1677 SQ FT / 155.9 SQ M
OUTBUILDINGS = 273 SQ FT / 25.4 SQ M
TOTAL = 1950 SQ FT / 181.3 SQ M
(INCLUDING GARAGE)

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GROUND FLOOR
563 SQ FT / 52.3 SQ M

FIRST FLOOR
557 SQ FT / 51.8 SQ M

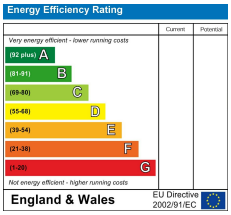
SECOND FLOOR
557 SQ FT / 51.8 SQ M

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 (ID1340066)
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