

**sansome
& george**



48 Northfield Road, Sherfield-On-Loddon

In Excess of £625,000

Enhanced with AI by STREET

48 Northfield Road

Sherfield-On-Loddon, Hook

Sansome & George - Deceptively spacious four bedroom detached home is situated in the sought-after village of Sherfield On Loddon, offering an exceptional blend of comfort and versatility. Upon entering, a welcoming entrance hall leads to a convenient downstairs W.C and flows through to a fitted kitchen, ideal for both family meals and entertaining guests. The generous living and dining room provides a bright and inviting space for relaxation, while a separate office and snug offer flexible options for home working or quiet retreat. The garage has been converted into useful store space, ensuring ample room for storage needs. Upstairs, the principal bedroom benefits from a stylish en-suite, complemented by three further well-proportioned bedrooms and a contemporary family bathroom. This property also boasts an outbuilding, perfect for a range of uses, and a private driveway providing off-road parking. Finished to a high standard throughout, this impressive home is perfectly positioned for access to local amenities, reputable schools, and excellent transport links, making it an ideal choice for families and professionals alike. Arrange your viewing today to fully appreciate the space and quality on offer in this desirable location.

These particulars are a general guide only. They do not form part of any contract. Services, systems and appliances have not been tested. Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves. The title is currently under review for any potential covenants or restrictions and will be available upon request shortly.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D







48 Northfield Road

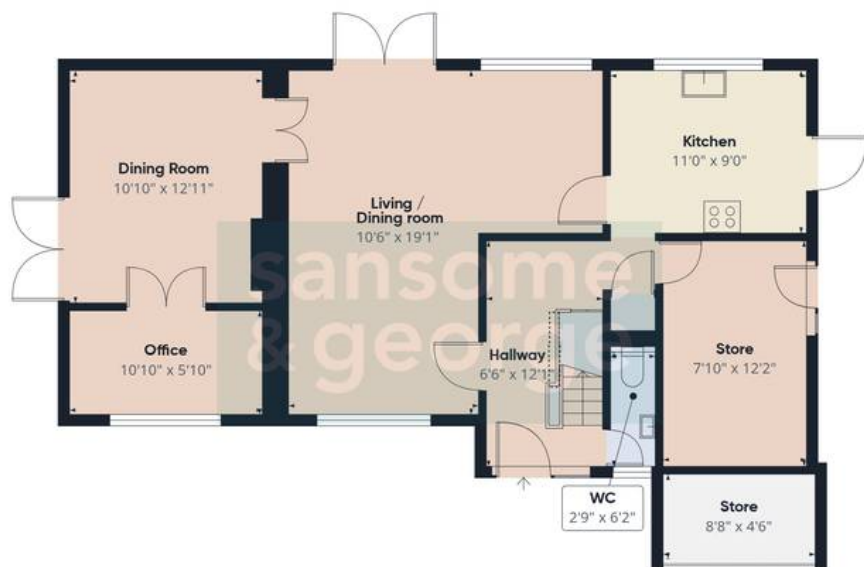
Sherfield-On-Loddon, Hook

- Deceptively spacious 4 Bedroom detached home
- Popular location in Sherfield On Loddon
- Entrance Hall, downstairs W.C
- Fitted Kitchen
- Living / Dining room
- Office, Dining room
- Garage converted into Store space
- Bedroom 1 with En-suite
- 3 further bedrooms, Bathroom
- Garden with outbuilding
- Driveway



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Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

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Approximate total area⁽¹⁾

1694 ft²

Reduced headroom

2 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





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Disclaimer: Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only