





NEXA Properties is delighted to present this substantially extended four/five-bedroom semi-detached home, offering over 2,000 sq. ft. of highly versatile accommodation in the sought-after Purbrook area. A superb large kitchen extension together with a two-storey rear extension has transformed the property, creating an exceptional family home with three reception rooms, utility room, additional study/storage room, luxury four-piece bathroom and two impressive outbuildings, both benefiting from power, lighting and air conditioning. The property is gas central heated, double glazed and oak doors throughout.

The ground floor provides an excellent amount of living space, beginning with a generous entrance hall and sitting room with feature fireplace. A further reception room provides plenty of flexibility for family life, including the potential for a fifth bedroom with its own external access. There is also an additional storage room/study with a plumbed in sink and bespoke cabinetry. Undoubtedly the centrepiece is the impressive 19'6 x 18'2 kitchen/dining/family room, featuring bespoke cabinetry including deep pan draws and large larder cupboard, quartz worktops, two Neff ovens and warming tray, full size separate fridge and freezer, Bosch dishwasher, integral microwave, Quooker boiling and filtered water tap and a substantial central island with seating for 5 bar stalls. LED multi light strips within the skylight and integrated Bluetooth ceiling speakers. The adjoining 18'7 utility room provides further quartz worktops, another large corner larder, sink, excellent storage and space for 3 washing machines/tumble driers while a WC completes the ground floor.

Upstairs are four double bedrooms, three benefiting from built-in wardrobes. The family bathroom is another standout feature, finished with marble-effect tiling and a luxurious four-piece suite comprising twin basins, freestanding roll-top bath and a large walk-in double shower.



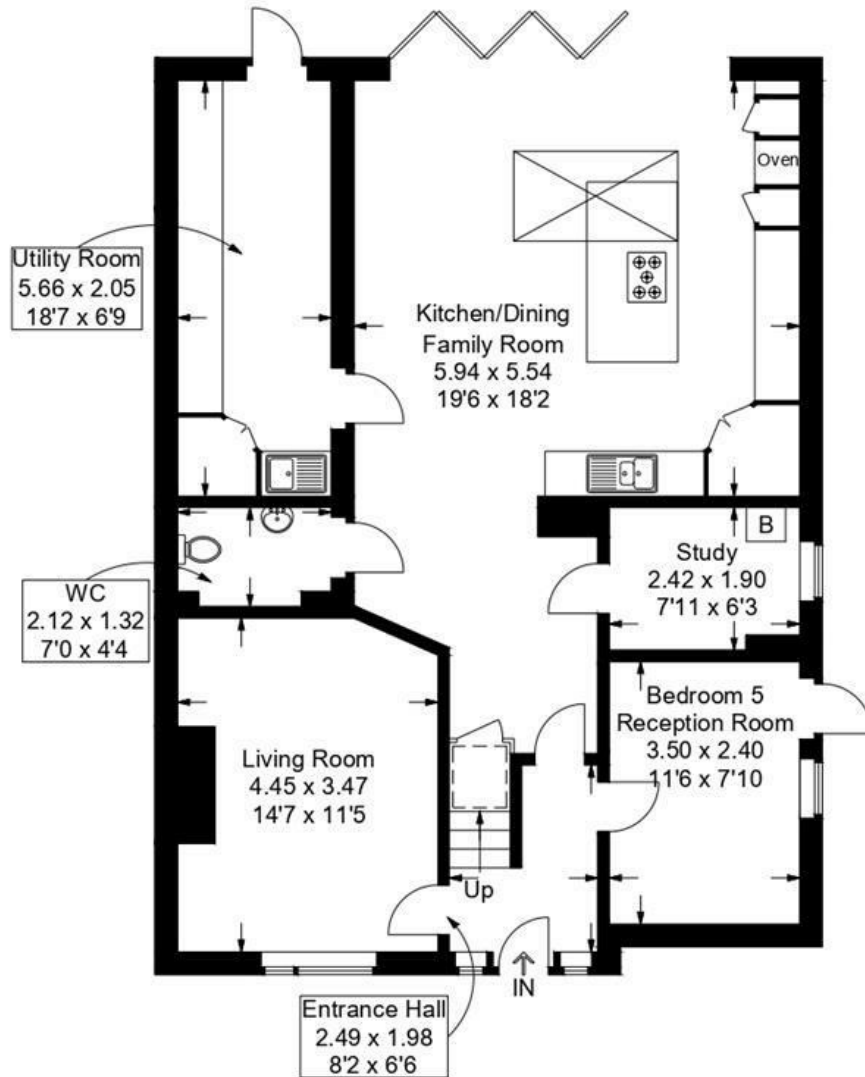
- SPACIOUS 4/5 BEDROOM HOME (4 DOUBLES)
- OVER 2000 SQ/FT OF ACCOMMODATION
- DOUBLE STOREY REAR EXTENSION
- TWO OUTBUILDING WITH A/C
- BESPOKE KITCHEN WITH QUARTZ WORKTOPS
- WEAVED HERRINGBONE TO DOWNSTAIRS
- BI-FOLD DOORS OPENING ONTO LANDSCAPED GARDEN
- FOUR DOUBLE BEDROOMS TO FIRST FLOOR
- THREE RECEPTION ROOM + OUTBUILDINGS
- EPC rating: C (76)

Cunningham Road, Waterloooville

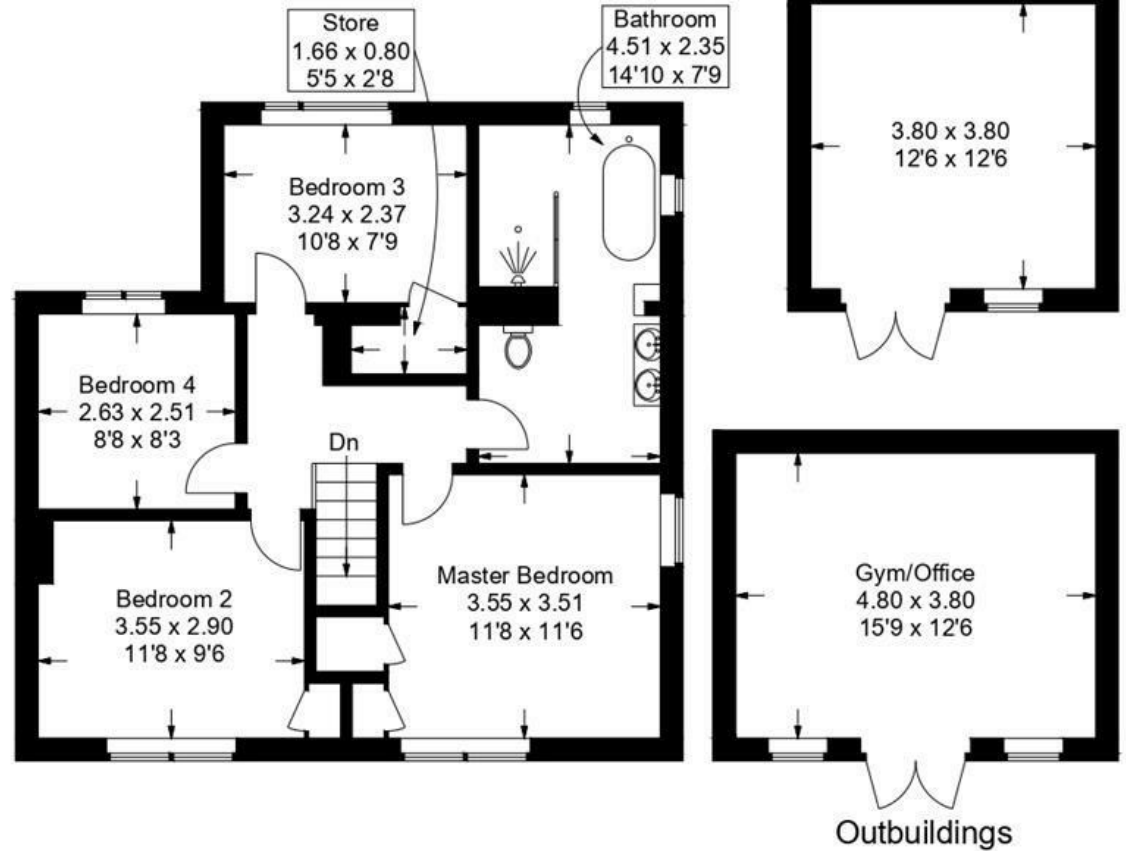
Approximate Gross Internal Area = 157.9 sq m / 1700 sq ft

Outbuildings = 33.3 sq m / 358 sq ft

Total = 191.2 sq m / 2058 sq ft



Ground Floor



First Floor

= Reduced headroom below 1.5m / 5'0

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.