



**1 Foal Close, Andover, SP11 6XR**  
**Guide Price £495,000**



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#### PROPERTY DESCRIPTION BY Mr Wayne Turpin

A stunning detached family home which has been extended to provide spacious accommodation and also benefits from a garage conversion to provide a ground floor bedroom/office. The property itself comprises an entrance hall with cloakroom, sitting room with views to front, extension to rear providing a stylish open plan fitted kitchen with dining and family room, ground floor bedroom five/study. To the first floor there are four bedrooms, en-suite and family bathroom, gas central heating and double glazing. Outside a drive provides off road parking and enclosed gardens to rear.



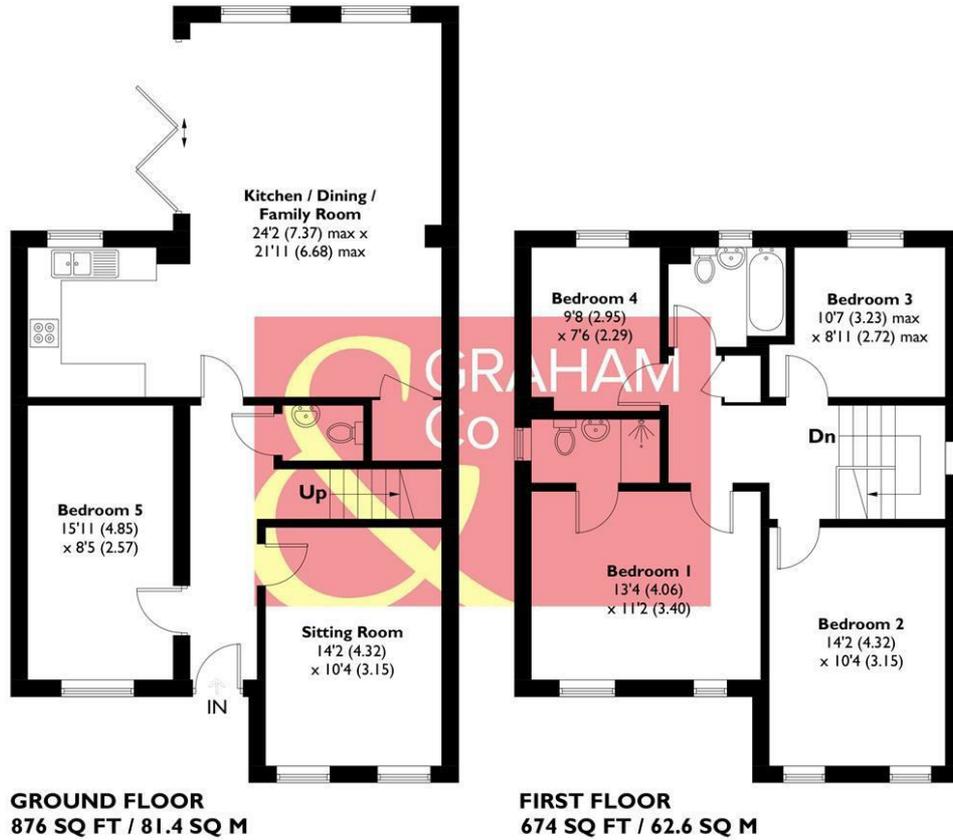


Picket Twenty is just over 2 miles south-east of Andover town centre, where a range of pubs, inns, cafés and restaurants are located. The main shopping area is around the High Street and its adjoining streets. Along with a modern shopping centre, a market is held every Thursday and Saturday; whilst there are several supermarkets, both in and out of the town centre. At the very hub of Picket Twenty, a community centre, day nursery and primary school are being provided, along with shopping facilities for day-to-day needs. Parks with children's play areas are also a feature on this development. Further opportunities for outdoor leisure come with the provision of a magnificent 64-acre urban park, complete with a sports pavilion, football pitches, cricket pitch, tennis court, play area and multi-use games centre - this large open space, so close to home, is bound to be popular with all members of the family. Please note that as with most modern housing developments, this property may have a minimal yearly "estate charge". Please ask for further information.





APPROXIMATE GROSS INTERNAL AREA = 1550 SQ FT / 144.0 SQ M

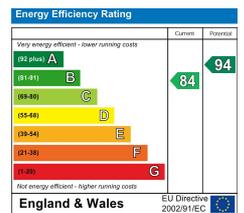


This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1286025)  
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