



Connells

Bracken Close
North Baddesley SOUTHAMPTON

Bracken Close North Baddesley SOUTHAMPTON SO52 9DL

for sale
£325,000



Property Description

Situated in a sought-after North Baddesley cul-de-sac, this beautifully maintained three-bedroom mid-terrace home has been owned for 30 years and offers superb presentation throughout. Featuring a modern shaker-style kitchen with integrated appliances, spacious lounge with patio access, three well-proportioned bedrooms, fibre broadband and a serviced Vaillant combi boiler. Externally benefits include a south-facing front garden, low-maintenance rear garden with 14ft x 7ft alarmed shed, off-road parking and garage in a separate block. A fantastic opportunity for first-time buyers or those looking to remain within this well-connected village location.

Porch

Enclosed entrance leading into hallway.

Hallway

Carpeted flooring, stairs rising to first floor, radiator.

Lounge

Wood laminate flooring, built-in cupboard, double-glazed patio door and window to rear aspect, radiator.

Kitchen

Modern shaker-style units, wood-effect roll-top worktops, tiled flooring and splashbacks,

integrated dishwasher, electric oven, induction hob with extractor, integrated fridge freezer, ceramic sink with mixer tap, window to front.

Landing

Carpeted, airing cupboard, loft hatch (insulated & boarded).

Bedroom One

Rear aspect window, carpeted flooring, radiator.

Bedroom Two

Front aspect window, carpeted flooring, radiator.

Bedroom Three

Rear aspect window, carpeted flooring, radiator.

Bathroom

Panel bath with shower over, WC, wash basin, tiled floor and splashbacks.

Outside

Front Garden: South-facing, patio area, timber fencing, shed.

Rear Garden: Low-maintenance shingle and patio areas, 14ft x 7ft alarmed secure shed, enclosed by timber fencing.

Ideal for commuters, hospital staff and those wishing to remain in a village setting while being well connected.

Agents Notes

Freehold

Garage located in separate block

Cavity wall insulation recently installed

Vaillant combi boiler (10 years old, annually serviced)

Fibre broadband to premises

Location

North Baddesley is a highly desirable village offering excellent local amenities including convenience shops, pharmacy, doctors' surgery and public houses.

Schools

"North Baddesley Junior School - Good (Ofsted)

"The Mountbatten School - Good (Ofsted)

Transport Links

"Regular bus routes to Southampton

"Easy access to M27 & M3

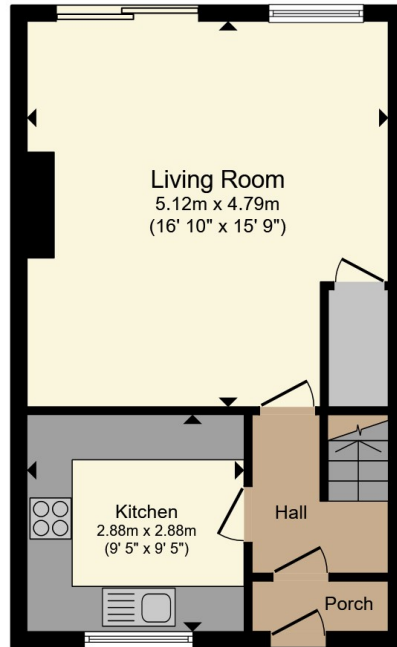
"Approximately 15 minutes to Southampton General Hospital

"Close to Romsey town centre

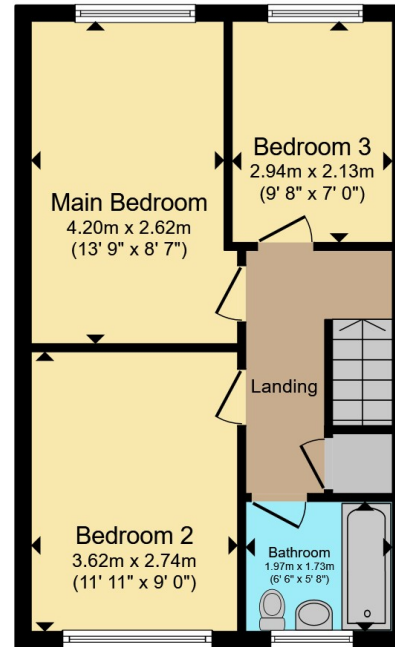








Ground Floor



First Floor

Total floor area 77.6 m² (835 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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EPC Rating: C Council Tax
Band: C

Tenure: Freehold

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