



£539,995
Nash Close
Berewood, PO7 5FU

PROPERTY SUMMARY

Located on the very popular Yew Gardens development at Berewood in Waterlooville, we are delighted to offer for sale this substantial 4 double bedroom detached property in Nash Close. Occupying a prominent corner plot position this spacious family home is sure to attract immediate interest. Built only 5 years ago the property has a large number of benefits including a modern open plan kitchen/diner, separate utility room, large triple aspect lounge, 4 first floor double bedrooms, 2 bathroom suites and an additional WC. Externally there is a well maintained rear garden and a detached garage with own driveway providing off road parking. To arrange your viewing on this wonderful property contact us sole agents today!! No Forward Chain!





ENTRANCE HALL Radiator, stair case leading to first floor, under stair cupboard, doors to:

WC Radiator, wash hand basin, extractor fan, W.C.

LOUNGE 21' 0" x 11' 9" (6.4m x 3.58m) One front and two side aspect windows, radiator.

KITCHEN/DINER 24' 10" x 11' 5" (7.57m x 3.48m) Windows to front and side aspects, double doors to side aspect leading to rear garden, range of wall and base units incorporating sink, fitted oven, hob and extractor fan over, integral fridge/freezer, integrated dish washer, door to:

UTILITY ROOM Window to rear aspect, space and plumbing for washing machine, tumble dryer, a range of wall and base units incorporating sink.

LANDING Window to front aspect, access to loft, airing cupboard, radiator, doors to:

BEDROOM 1 11' 10" x 11' 9" (3.61m x 3.58m) Window to side aspect, radiator, door to:

ENSUITE Window to rear aspect, heated towel rail, shower cubicle, extractor, wash hand basin, W.C.

BEDROOM 2 11' 5" x 10' 4" (3.48m x 3.15m) Window to front aspect, radiator.

BEDROOM 3 12' 0" x 9' 2" (3.66m x 2.79m) Window to front aspect, radiator.

BEDROOM 4 10' 4" x 8' 0" (3.15m x 2.44m) Window to side aspect, radiator.

BATHROOM Extractor, heated towel rail, panelled bath with shower over, hand wash basin, W.C, tiled flooring.

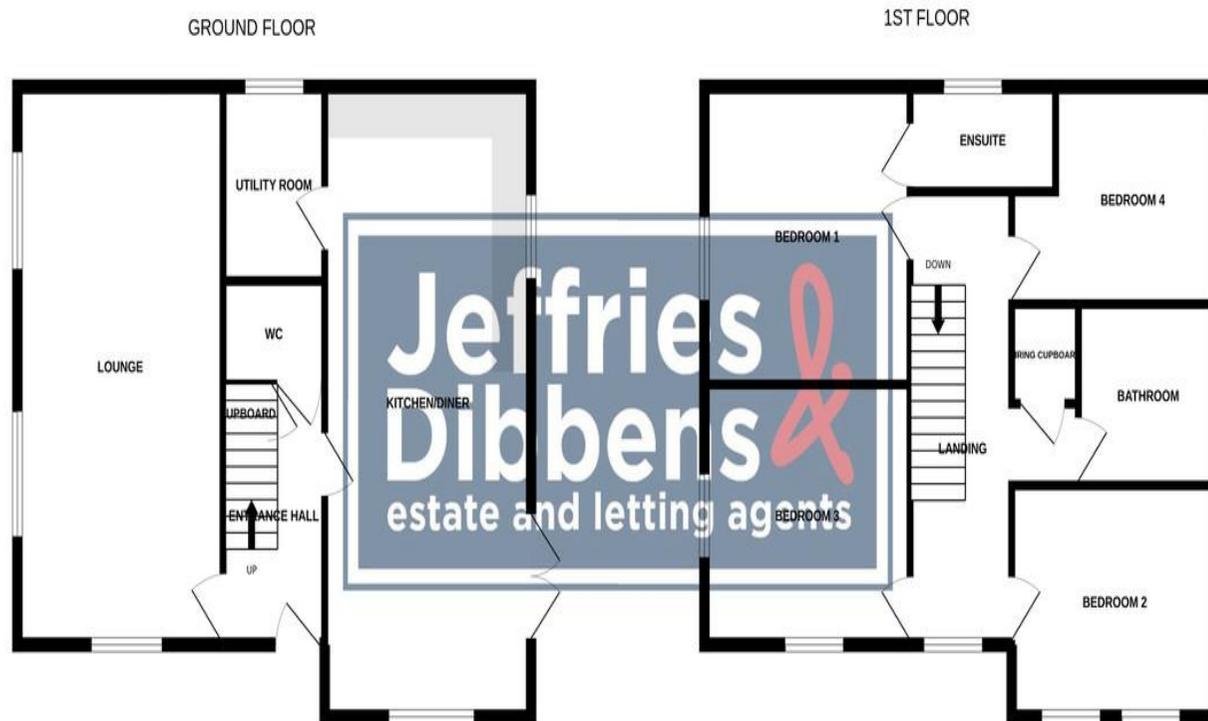
OUTSIDE

FRONT GARDEN Small lawned area.

REAR GARDEN Area laid to lawn, patio laid area, outside tap and light, gated side access to.

GARAGE Up and over garage door, power and light, additional blocked parking in front.





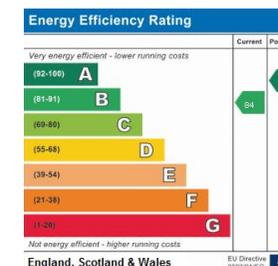
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Havant Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band E

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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