
Addison
ESTATE AGENTS





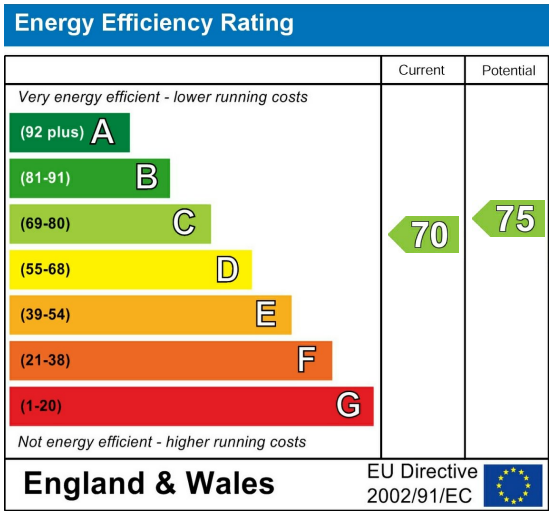




30 Pitchpond Road, Warsash, Southampton, Hampshire, SO31

£630,000 Freehold

CHAIN FREE - CONTEMPORARY STYLE, THOUGHTFUL DESIGN AND IMPRESSIVE ENERGY-EFFICIENT FEATURES COME TOGETHER IN THIS EXCEPTIONAL WARSASH HOME.



Further Information

Council Tax Band:
D

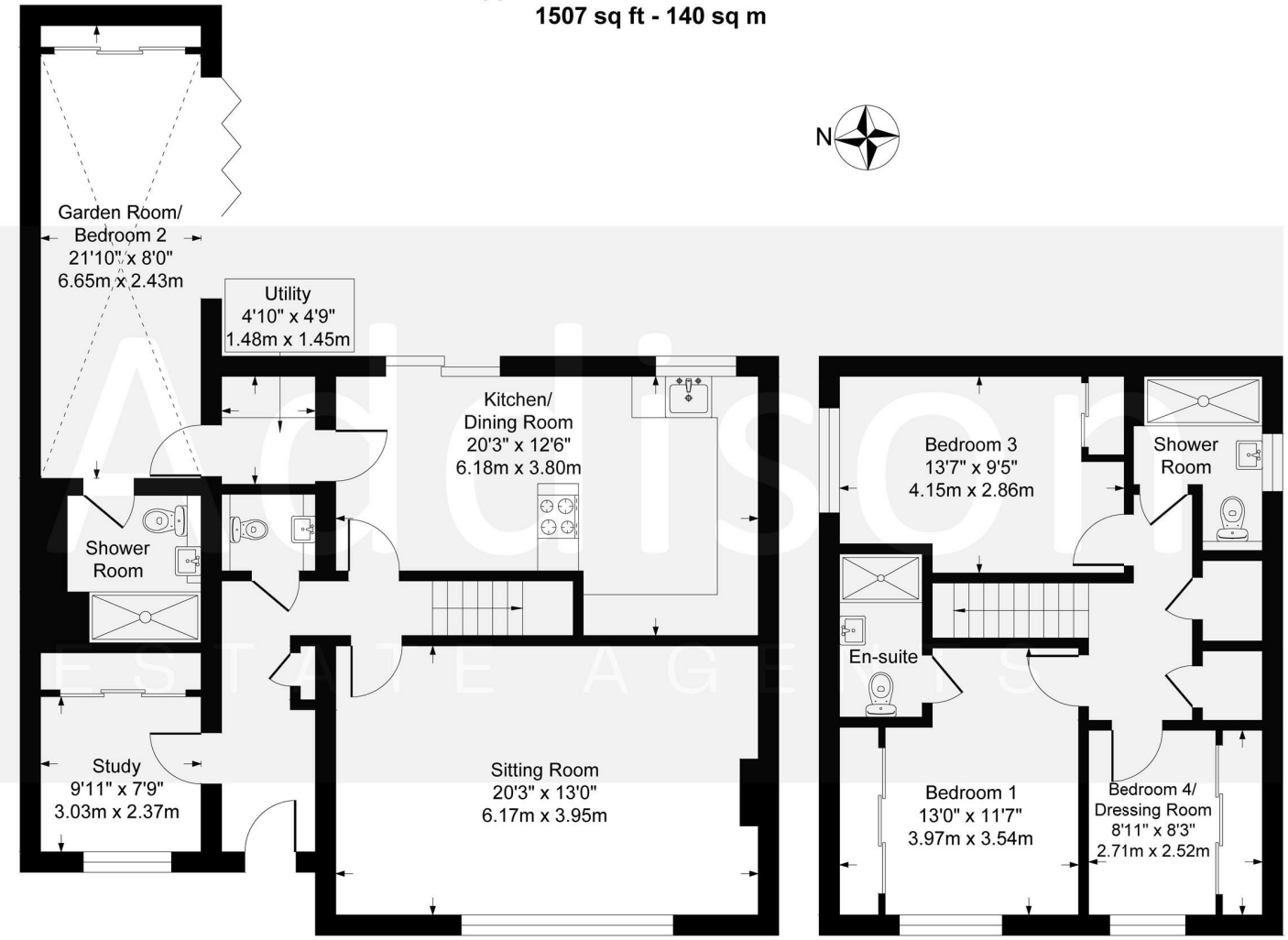
Estate or Lease Charges if Applicable:







Approximate Gross Internal Area
1507 sq ft - 140 sq m



Ground Floor

First Floor

- Rebuilt and refurbished throughout in 2024 to a high specification
- Quiet crescent location, within walking distance of Warsash village
- Deep frontage with ample driveway parking
- Contemporary Wren kitchen with quartz worktops and integrated appliances
- Two reception rooms, including one with en-suite shower room and garden access
- Three bedrooms, with fitted wardrobes and two modern shower rooms
- Low-maintenance garden with a large porcelain terrace
- Air source heat pump and underfloor heating throughout
- Rewired, replastered and fitted with new double-glazed aluminium windows
- Close to Warsash Common, local amenities, schools and transport links

Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS Standards.

If you proceed to purchase the property, in accordance with current Anti-Money Laundering Regulations (AML), we are required to verify the identity of all clients purchasing a property. We use an online service to verify identity. A fee of £10 + VAT (£12 including VAT) per individual will be charged for these AML searches.

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