



Connells

Broomhill Way
Eastleigh



Property Description

This stunning three-bedroom detached and extended family home offers an exceptional blend of space, style, and modern living, perfect for today's lifestyle. Set behind a paved driveway with garage, the property immediately impresses with its attractive frontage and generous accommodation throughout.

The ground floor boasts an extensive and versatile layout, designed with open-plan living in mind.

A welcoming entrance hall leads to a convenient downstairs cloakroom and flows seamlessly into a truly impressive high-specification kitchen/diner. This beautifully designed space features integral appliances, a central island complete with wine fridges, and ample room for dining and entertaining. French doors open directly onto the rear garden, while a side door provides additional access.

Sliding doors lead through to a generously sized lounge, offering a perfect space to relax or entertain.

Upstairs, the property continues to impress with two well-proportioned double bedrooms and a third smaller room, ideal as a nursery, home office, or guest room.

The accommodation is complemented by a stylish and thoughtfully designed modern shower room, featuring a luxurious rainfall shower.

Externally, the landscaped rear garden is a true highlight, offering a fantastic outdoor entertaining space. It combines a patio area, lawn, pergola, and dedicated BBQ area, creating the perfect setting for social gatherings.

A standout feature is the wooden outbuilding, currently used as a bar, complete with electrics-ideal for year-round enjoyment.

Situated in the highly sought-after Boyatt Wood location, this exceptional home benefits from excellent local schools, amenities, and convenient transport links, making it an ideal choice for families seeking both comfort and convenience.

This is a truly remarkable home that must be seen to be fully appreciated.

Entrance Hall

Double glazed window to front aspect. Radiator.

Cloakroom

Double glazed window to front aspect. Toilet. Vanity sink. Storage cupboard. Heated towel rail.

Lounge

Double glazed window to rear and side aspect. Double glazed French doors to garden. Radiator. Electric radiator.

Kitchen

Double glazed window to front aspect. Double glazed door to side aspect. French doors to garden. Sliding door to lounge. Modern, high specification kitchen with wall and base units. Double oven and hob. Island with 2x wine fridges. Integrated dishwasher. Spotlights. Radiator. Open plan to diner. Space for American fridge freezer and washing machine.

Landing

Double glazed window to front aspect.

Bedroom 1

Double glazed window to rear aspect.
Radiator.

Bedroom 2

Double glazed window to rear aspect.
Radiator. Loft access.

Bedroom 3

Double glazed window to front aspect.
Radiator.

Bathroom

Double glazed window to front aspect. Walk
in shower with rainfall shower. Vanity sink.
Toilet. Heated towel rail. Boiler in cupboard.

Outside

To the front. Paved driveway. Garage. Side
access. Flower beds.

To the rear. Patio and lawn areas. Pergola
and Shelter area. Outside electrics. Wooden
outbuilding / bar with electrics and electric
radiator.

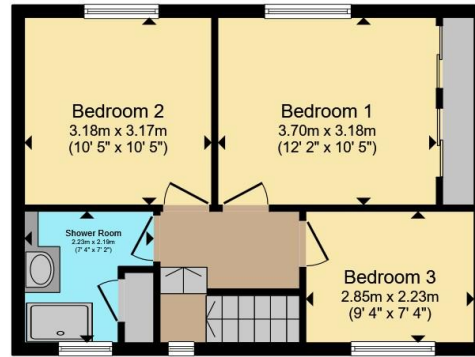
Garage

Up and over door. Electrics. 10ft space.





Ground Floor



First Floor

Total floor area 114.0 m² (1,227 sq.ft.) approx

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To view this property please contact Connells on

T 02380 618 343
E eastleigh@connells.co.uk

19 Market Street
 EASTLEIGH SO50 5RH

EPC Rating: C Council Tax Band: D

view this property online connells.co.uk/Property/EGH307074

Tenure: Freehold



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Property Ref: EGH307074 - 0003