



**Connells**

Keyes Street  
North Baddesley Southampton

Keyes Street  
North Baddesley Southampton SO52 9AY

for sale  
£310,000



## Property Description

Set within the highly regarded Hoe Lane development on the Wyatt's estate, this well-presented two-bedroom home enjoys an attractive setting enhanced by edible planting and carefully designed landscaping. The property welcomes you via a storm porch into a bright hallway with LVT flooring, leading to a modern kitchen fitted with integrated Zanussi appliances. A cloakroom and a spacious living room with direct access to the garden complete the ground floor.

Upstairs, the home offers two generously sized double bedrooms along with a family bathroom. Outside, the rear garden is mainly laid to lawn and features a patio seating area, shed, and side access—perfect for both relaxing and entertaining.

Additional benefits include an allocated parking space and the advantage of being sold with no onward chain, making it an excellent opportunity for a range of buyers.

## Entrance Hall

A bright and inviting entrance space with durable LVT flooring and wall-mounted radiator. Provides access to the kitchen, cloakroom, and living room, with stairs rising to the first floor.

## Kitchen

9' 8" x 7' ( 2.95m x 2.13m )

A stylish and practical fitted kitchen with a double-glazed window to the front aspect, stainless steel one-and-a-half-bowl sink with

mixer tap, and roll-top work surfaces with matching wall, base, and drawer units. Integrated Zanussi oven and electric hob with splashback and extractor. Space for fridge freezer, washing machine, and dishwasher, with inset lighting completing the look.

## Cloakroom

Fitted with vinyl flooring, WC, hand-wash basin, mirror, radiator, and extractor fan—a useful addition to the ground floor.

## Living Room

16' x 14' 8" max ( 4.88m x 4.47m max )

A spacious and comfortable reception room featuring carpet flooring, a wall-mounted radiator, understairs storage, and a double-glazed window and door opening onto the rear garden.

## Landing

Carpeted landing with wall-mounted radiator and access to all first-floor rooms.

## Bedroom One

14' 8" x 9' 8" ( 4.47m x 2.95m )

A bright double bedroom with two double-glazed windows overlooking the rear garden and a wall-mounted radiator, creating a calm and welcoming space.

## Bedroom Two

14' 8" x 9' 4" ( 4.47m x 2.84m )

A second generous double bedroom with two

double-glazed windows to the front aspect, built-in cupboard, loft access, carpet flooring, and wall-mounted radiator.

### Family Bathroom

Comprising a bath with taps, WC, hand-wash basin, extractor fan, localised tiling, and a double-glazed obscured window to the side aspect.

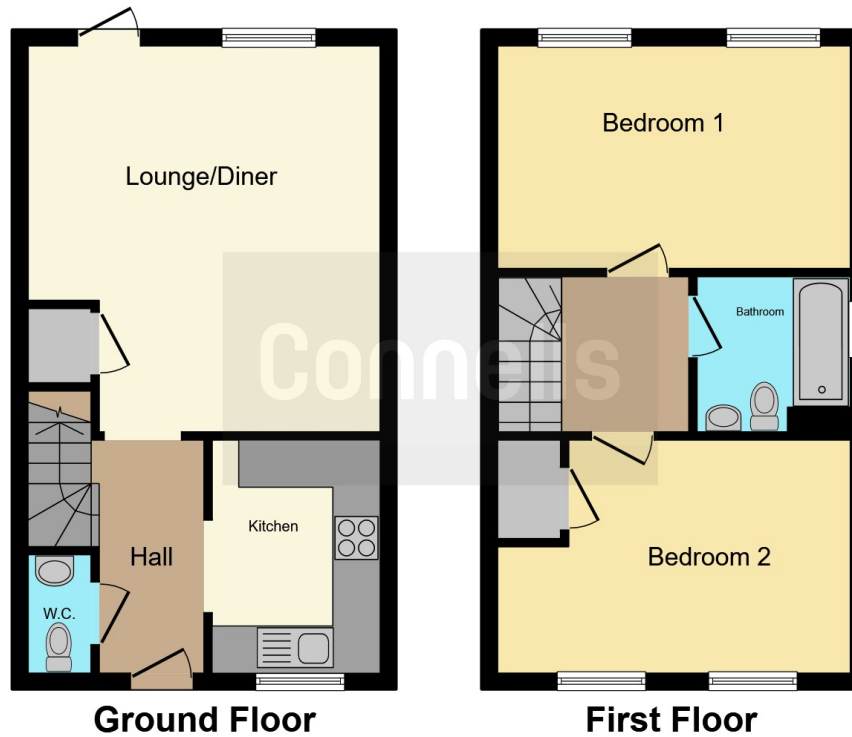
### Rear Garden

A private rear garden mainly laid to lawn, complemented by a patio seating area, garden shed, and side access—ideal for outdoor enjoyment.









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.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01794 830 833**  
**E [romsey@connells.co.uk](mailto:romsey@connells.co.uk)**

13a The Hundred  
 ROMSEY SO51 8GD

EPC Rating: B    Council Tax  
 Band: C

Tenure: Freehold

**view this property online [connells.co.uk/Property/ROM306980](http://connells.co.uk/Property/ROM306980)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: ROM306980 - 0007