



**Rowe  
& Co.**

**92 Meon Crescent, Chandler's Ford**

Hampshire

**£210,000**

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& Co.**



## 92 Meon Crescent

Chandler's Ford, Hampshire

Offered with no forward chain, this first-floor, two-bedroom maisonette is located in a popular residential area and benefits from a large private garden and garage. The accommodation includes an entrance hall, kitchen, spacious lounge, two well-proportioned bedrooms, and a family bathroom.

Chandler's Ford is a popular Hampshire town with a variety of shops, restaurants, traditional inns and with Chilworth golf course also within easy reach. Schooling is typically excellent celebrating some of the best Ofsted ratings in the country and include Thornden & Toynbee secondary school alongside a selection of private schools. It is approximately a 15-minute drive to Winchester and a 17-minute drive to Southampton. Communications are excellent with the M3 and M27 nearby and the railway station has links to Winchester and Southampton; London Waterloo is 57 minutes from Winchester.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- No Forward Chain
- Two Bedrooms
- Private Garden
- Popular Location



# 92 Meon Crescent

Chandler's Ford, Hampshire

## INSIDE

You enter the property into an entrance hall with stairs rising to the first-floor accommodation. The hallway features a side window and provides access to all ground-floor rooms.

The lounge enjoys a rear-aspect window, while the kitchen is fitted with a range of wall and base units and also benefits from a rear-facing window. There are two double bedrooms, both positioned at the front of the property and offering fitted wardrobes/storage.

These are served by the family bathroom and a separate W/C.

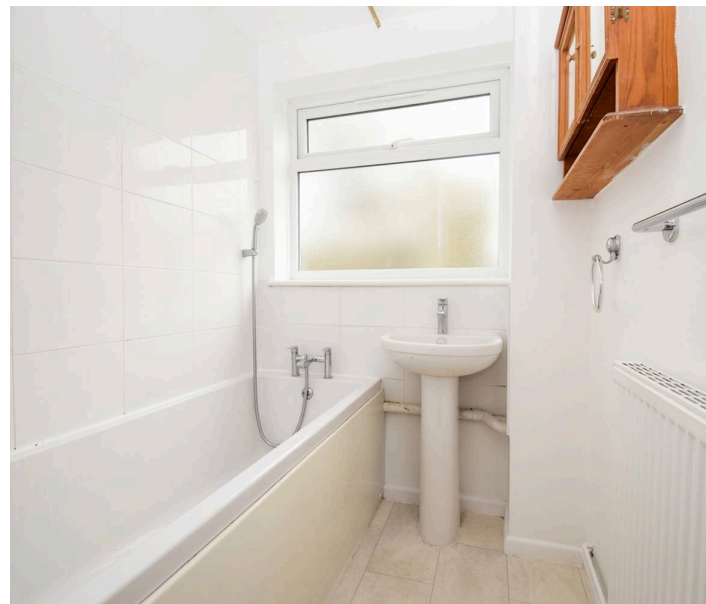
## OUTSIDE / LEASE

Outside the property benefits a garage and large private garden that is currently laid to lawn with some shrubs.

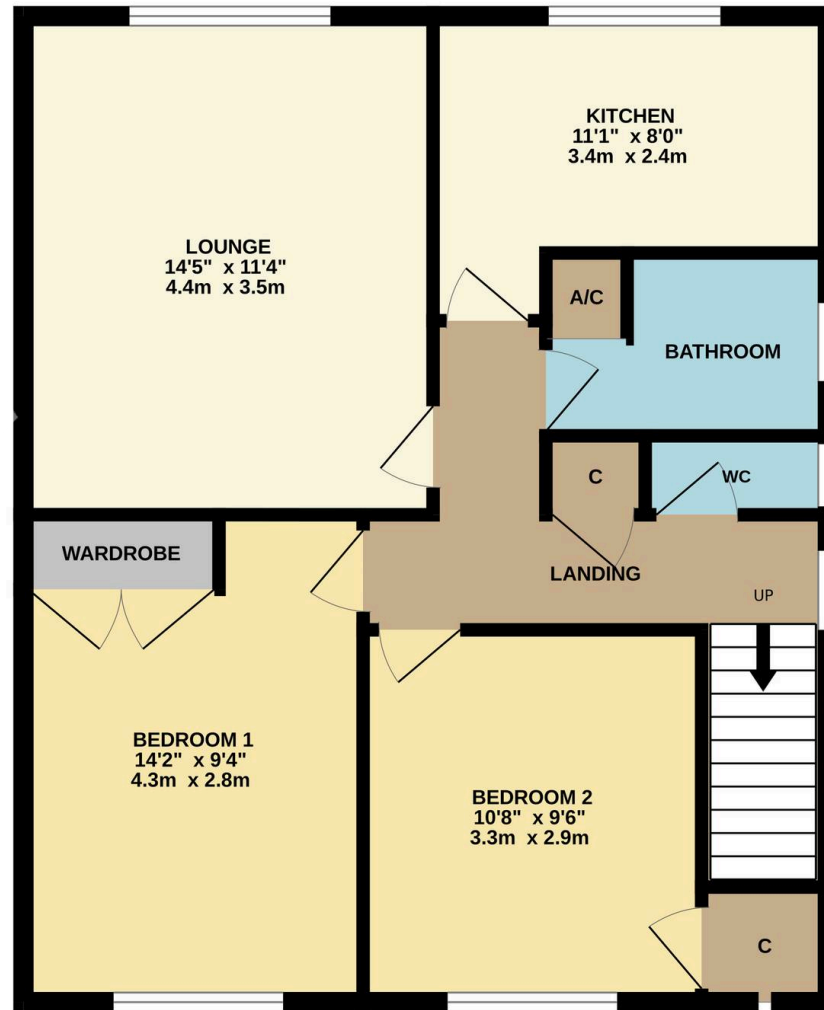
Lease – 999 Years

Ground Rent - £25 PA

Service Charge - £0



GROUND FLOOR



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Chandlers Ford,  
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**REQUEST  
VIEWING**

[GOTTA BE QUICK!]



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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