



STEVE GRANTHAM
BESPOKE ESTATE AGENT
FOR SALE
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Offers in excess of £650,000

6 Queens Road

Waterlooville, PO7 7SB

- DETACHED FAMILY HOME
- TWO BATHROOMS
- FUTURE SCOPE & POTENTIAL TO EXTEND (STPP)
- DRIVEWAY & DOUBLE LENGTH GARAGE
- FOUR BEDROOMS
- OVER 2100 SQ FT OF ACCOMMODATION
- REQUESTED LOCATION
- FOUR RECEPTION ROOMS

Set within one of Waterlooville's most desirable addresses, this handsome detached family residence occupies a generous, mature plot and offers exciting scope for further enhancement. The property enjoys an attractive frontage with a deep driveway providing ample parking and access to a tandem-length garage. The home exudes a sense of quality and space, with accommodation that is well balanced across both floors and perfectly suited to family living.



The ground floor features three well-proportioned reception rooms that flow naturally from one to another. The spacious sitting room is filled with natural light from large bay windows and French doors that open to the garden. Adjoining this is the formal dining room, perfect for entertaining, and a delightful garden room that overlooks the private rear garden. The kitchen is currently separate but positioned alongside the dining and breakfast rooms, offering excellent potential for those wishing to create a contemporary open-plan kitchen/dining/family space. A cloakroom completes the ground floor accommodation.

Upstairs, there are four bedrooms, all served by a family bathroom. The principal and second bedrooms both feature charming bay windows, enhancing their sense of space and character.

Externally, the rear garden is a true highlight—beautifully mature, secluded, and predominantly laid to lawn with well-established planting that provides year-round colour and privacy. The setting offers ample opportunity to extend (subject to planning), either to the rear or above the existing ground floor accommodation, allowing a buyer to tailor the home to their lifestyle.

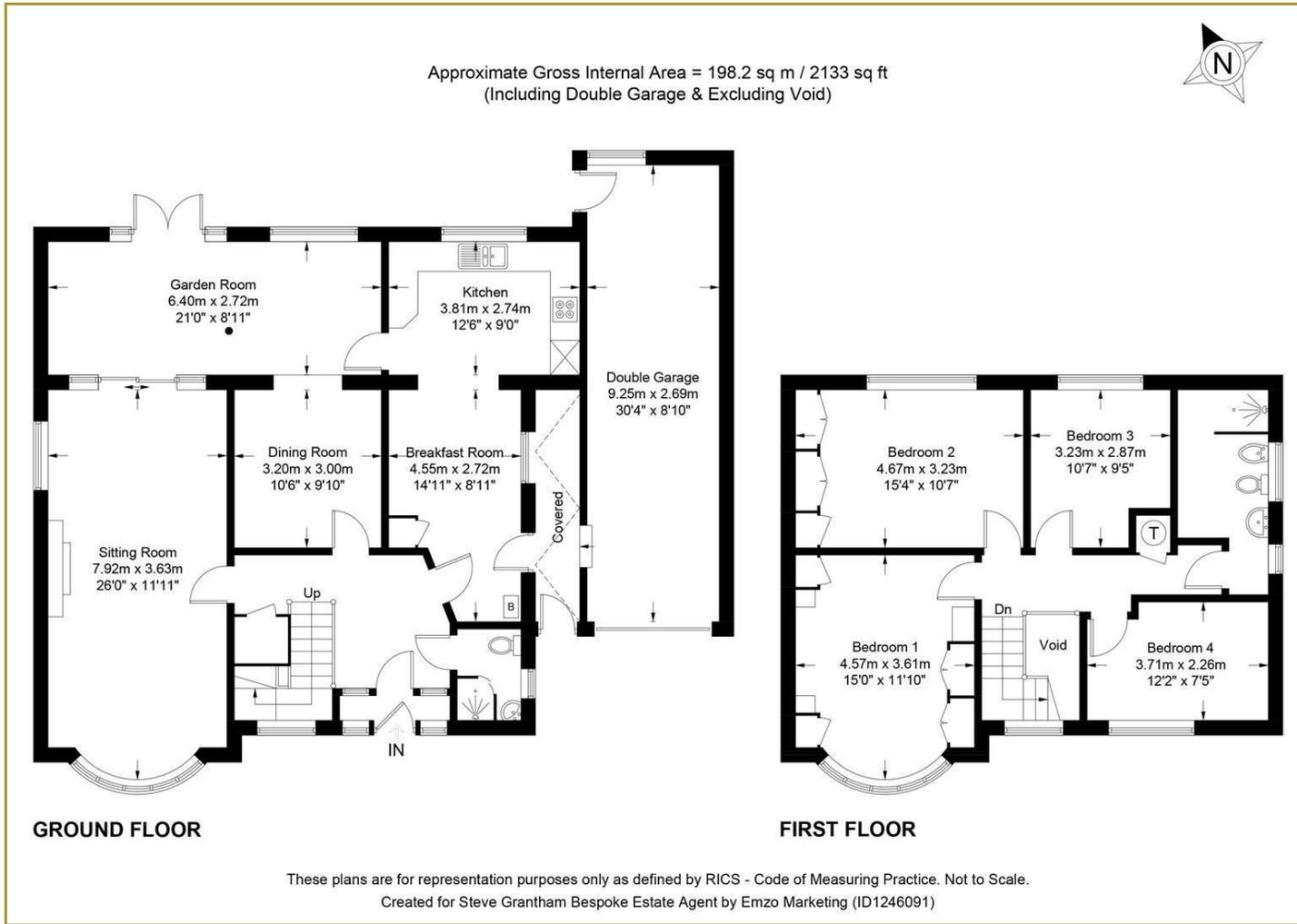
This exceptional property represents a rare opportunity to secure a home in one of Waterlooville's premier residential roads, combining classic architecture, generous proportions, and huge potential for future transformation.



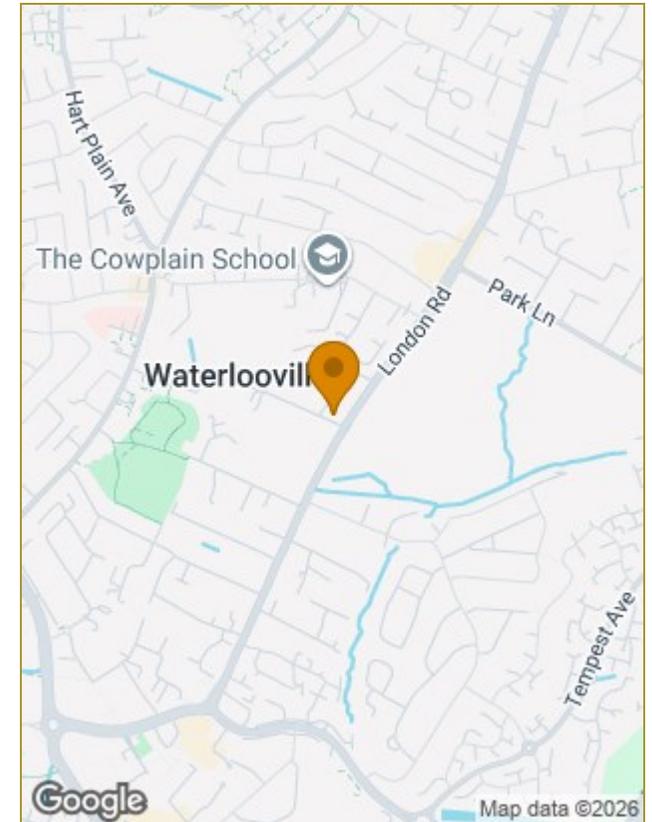




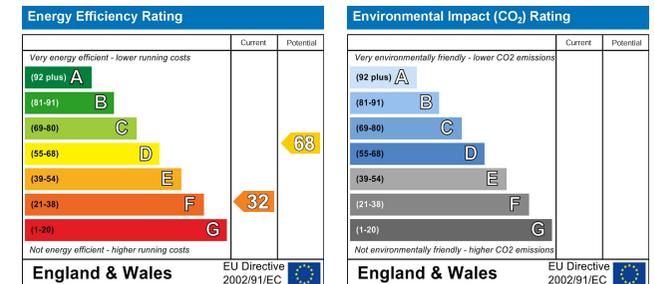
Floor Plans



Location Map



Energy Performance Graph



Should a purchaser(s) have an offer accepted on a property marketed by Steve Grantham Bespoke Estate Agent, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £30 inc. VAT per named purchaser, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.