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Estridge Close
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£290,000











- Three double bedrooms on the first floor all with built in storage

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Ref: PRA12686

Viewing Instructions: Strictly By Appointment Only

General Description

A three bedroom semi detached home with garage and driveway parking. Conveniently located in the ever popular area of Bursledon, close to the local amenities of Lowford Village.

Accommodation

Outside

Driveway to front with space for one car, leads to single garage. Front garden laid to lawn with hedge rows.

PORCH (6' 10" x 4' 2") or (2.08m x 1.27m)

UPVC double glazed front door. Carpet. Skirting boards. Radiator. Carpeted staircase with wooden hand rail rising to first floor. Doorway leading to living/dining room.

LOUNGE / DINING ROOM (26' 1" x 11' 4") or (7.94m x 3.45m)

Wooden panelled door with brushed chrome fittings. Double glazed window and fixed pane to front. Double glazed window to back garden. Carpet. Skirting boards. Two radiators. Under stairs storage. Electric feature fireplace. Space for dining table and chairs. Doorway leading to kitchen.

Kitchen (11' 11" x 8' 0") or (3.64m x 2.43m)

Wooden panelled concertina door. UPVC double glazed door and window to back garden. Vinyl flooring. Matching wall and base units. Ample work surfaces. Space for freestanding cooker. Space and plumbing for dishwasher, larder fridge and washing machine. Stainless steel sink and drainer with chrome mixer tap. Breakfast bar. Radiator. Inset spot light.

Landing (6' 0" x 5' 0") or (1.82m x 1.52m)

Carpet. Skirting boards. Loft hatch. Airing cupboard housing Vailant combi boiler. Doorways leading off to all rooms on first floor.

Bedroom 1 (12' 7" x 8' 0") or (3.84m x 2.43m)

Double glazed window to front. Carpet. Skirting boards. Radiator. Built in storage cupboard.

Bedroom 2 (12' 7" x 8' 2") or (3.84m x 2.50m)

Wooden door with brushed chrome fittings. Double glazed window to front. Carpet. Radiator. Built in storage cupboard.

Bedroom 3 (9' 2" x 11' 4") or (2.80m x 3.45m)

Wooden door with brushed chrome fittings. Double glazed window to rear. Carpet. Skirting boards. Radiator. Built in storage wardrobe.

Bathroom (9' 2" x 5' 7") or (2.80m x 1.70m)

Wooden door with brushed chrome fittings. Double glazed, opaque window to rear. Vinyl flooring. Skirting boards. Radiator. Panel bath with chrome taps and shower above. White pedestal wash basin with chrome mixer tap. WC with cistern. Fitted storage unit and shelving.

GARDEN

Mainly laid to lawn. Mature borders. Fully fenced. Pathway leading to metal shed. Pathway providing side access leads to wooden gate which opens to front.

GARAGE (16' 7" x 8' 0") or (5.06m x 2.43m)

Single garage. Up and over door. Power and lighting. Loft storage.

Other

Eastleigh Borough Council Tax Band C £1967.35 2025/26 charges.
Vendors position: Need to find

Services

EPC Rating:75

Tenure

We are informed that the tenure is Freehold

Council Tax

Band Not Specified









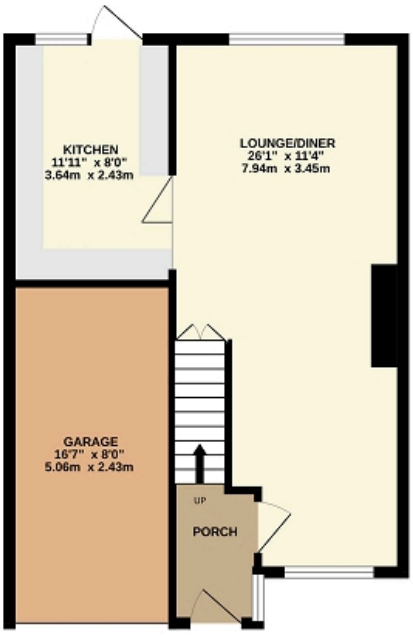




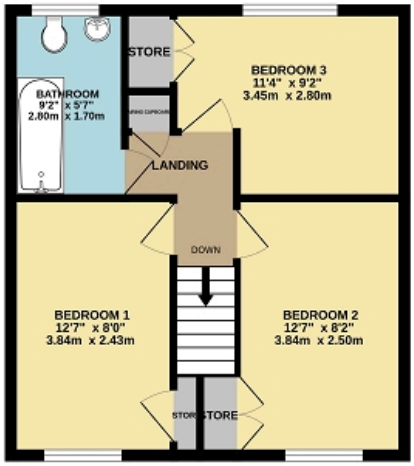




GROUND FLOOR
526 sq.ft. (48.9 sq.m.) approx.



1ST FLOOR
420 sq.ft. (39.0 sq.m.) approx.



TOTAL FLOOR AREA : 946 sq.ft. (87.9 sq.m.) approx.

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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All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.