

Property image

99Home Ltd.

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4 bed Detached in Southampton

£620,000

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SHORT DESCRIPTION

Property Ref: 9826 An opportunity to acquire a stunning four bedroom detached family home situated in a quiet cul-de-sac in the sought-after location of Locks Heath. This home has accommodation comprising of an entrance hall, cloakroom, lounge, cinema room, kitchen/dining room with gas range cooker, extractor, fridge/freezer and dishwasher, separate utility room, conservatory, four first floor bedrooms, en suite to master bedroom and a family bathroom. The south-facing rear garden has a sunny aspect and offers a great space for entertaining. INTERNALLY: The front door affords access to a spacious entrance hall which in turn leads to the ground floor rooms, the lounge is spacious and has glazed doors to the large kitchen/dining room.

Also, there is a separate cinema room, conservatory, utility room and cloakroom. On the first floor, there are four good sized bedrooms, the master bedroom has an en suite shower room and there is a 4-piece family bathroom.

EXTERNALLY: The property benefits from off-road parking and a double garage with an electric door. Secluded south facing rear garden, that offers a great space for entertaining and an additional garden store to the side of the property. ACCOMMODATION: ENTRANCE HALL LOUNGE 18'1" x 10'6" (5.5m x 3.22m) CINEMA ROOM 14'10" x 12'8" (4.52m x 3.9m) KITCHEN 12'3" x 11'4" (3.75m x 3.47m) / DINING 13'9" x 9'7" (4.21m x 2.93m) UTILITY ROOM 15'1" x 6'9" (4.6m x 2.07m) BEDROOM 1 18'2" x 11'7" (5.53m x 3.53m) ENSUITE 10'2" x (2.06m x 1.9m) BEDROOM 2 11'7" x 10'11" (3.53m x 3.34m) BEDROOM 3 10'2" x 8'5" (3.11m x 2.56m) BEDROOM 4 10'2" x 7'0" (3.11m x 2.13m) BATHROOM 10'2" x (3.11m x 1.84m) CONSERVATORY 10'3" x 9'4" (3.08m x 2.85m) GARAGE 15'10" x 15'8" (4.84m x 4.77m) SITUATION & AMENITIES: Locks Heath is situated to the South of Park Gate and Sarisbury. Primarily a residential area, it centres around the modern shopping complex at Locks

Heath centre, which offers excellent parking and a comprehensive range of services, such as a doctor's surgery and a public library, as well as a public house. Shopping facilities include a large Supermarket and an extensive range of supporting retail outlets, including a chemist. Schooling in this area is very good, with the Locks Heath Primary and Junior Schools situated at Warsash Road and the Brookfield Senior School, located at Brook Lane. The area is also very well served by pre-schools and a large leisure centre is situated at Sarisbury Green, as well as a community hospital. The area provides easy access to the sea and to the local countryside, providing an abundance of outdoor leisure options to suit all tastes. AGENTS NOTES: This EPC rated A property benefits from UPVC double glazing, gas central heating and roof-mounted photovoltaic solar panels..

4	2	2
Bed Room(s)	Bath Room(s)	Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Floor Plan

EPC GRAPH

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EPC

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