



20 Foxcotte Road, Charlton, Andover, SP10 4AR
Guide Price £550,000



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PROPERTY DESCRIPTION BY Mr Dion McArthur

Nestled in the desirable village of Charlton, Andover, this charming three-bedroom link detached bungalow on Foxcotte Road presents an excellent opportunity for those seeking a peaceful yet convenient lifestyle. Offered with no onward chain, this property is ready for you to make it your own.

As you approach the bungalow, you will appreciate the ample driveway parking at the front, complemented by a garage, providing practical solutions for your vehicles. The large garden to the rear is a standout feature, offering a generous outdoor space with tremendous potential for extending, building or some landscape gardening, or simply enjoying the fresh air.

Internally, the bungalow boasts three well-proportioned bedrooms, perfect for families or those needing extra space for guests or a home office. The bathroom is conveniently located, and the kitchen is functional, ready for your personal touch. The open plan lounge diner creates a welcoming atmosphere, ideal for entertaining or relaxing with family.

This property is not just a home; it is a canvas for your imagination, set on a substantial plot that allows for various possibilities. Whether you wish to extend, renovate, or simply enjoy the existing space, this bungalow is a rare find in a sought-after location. Don't miss the chance to explore the potential this property has to offer.





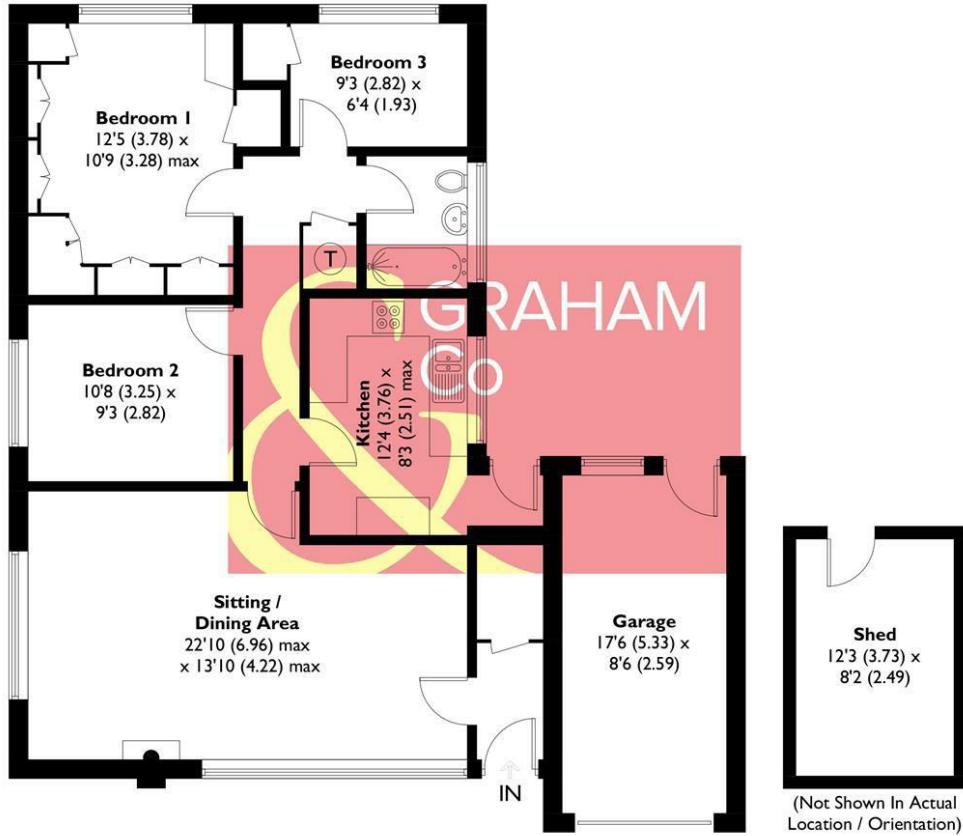
Charlton

The village of Charlton is located on the outskirts of Andover, which has a post office, stores, church and public house. The town of Andover has a comprehensive range of educational, leisure and shopping facilities and a mainline railway station (within a 10/15 minute walk) to London Waterloo in about an hour. The A303 provides excellent road communications to the West Country and London via the M3 motorway. Charlton Lakes are situated close at hand and offer a range of outdoor leisure facilities including mini golf and pedalos, and the lakeside pavilion also provides refreshments with an indoor and outdoor seating area.





**APPROXIMATE GROSS INTERNAL AREA = 932 SQ FT / 86.6 SQ M
GARAGE / SHED = 252 SQ FT / 23.4 SQ M
TOTAL = 1184 SQ FT / 110.0 SQ M**



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1261329)

Produced for Graham & Co

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Energy Efficiency Rating		Current	Projected
Very energy efficient - lower running costs			
(B2 plus) A			
(B1-14) B			
(B9-80) C			
(B5-64) D			
(B3-34) E			
(B11-38) F			
(B1-9) G			
Not energy efficient - higher running costs			



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