



16 The Close, Hatherden, Andover, SP11 0HW
Guide Price £400,000



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PROPERTY DESCRIPTION BY Mr Dion McArthur

Nestled in the charming village of Hatherden, Andover, this beautifully renovated semi-detached house offers a perfect blend of modern living and traditional comfort. The property boasts a well-thought-out layout, beginning with a welcoming entrance hall that leads to a convenient downstairs cloakroom with a WC.

The spacious lounge provides a delightful space for relaxation, while the heart of the home is undoubtedly the stunning extended kitchen, dining, and family room. This area is perfect for entertaining and family gatherings, complemented by a practical utility room and a separate office, ideal for those who work from home or require additional space.

Upstairs, you will find three generously sized bedrooms, each offering a peaceful retreat, along with a family bathroom that caters to all your needs. The property also benefits from parking for up to three vehicles, ensuring convenience for you and your guests.

The rear garden presents a lovely outdoor space, perfect for enjoying the fresh air or hosting summer barbecues. With its prime location in Hatherden village, this home is not only a sanctuary but also a gateway to the local community and amenities.

This semi-detached house is an excellent opportunity for families or professionals seeking a modern, comfortable home in a picturesque setting. Don't miss the chance to make this delightful property your own.





Hatherden is a charming village located in Hampshire, England, renowned for its picturesque countryside and historic charm. Nestled within the South Downs National Park, it offers a peaceful rural setting with traditional thatched cottages, lush green fields, and scenic walking trails. The village has a rich history dating back centuries, reflected in its old church and quaint local pub. Hatherden's close-knit community and tranquil atmosphere make it an ideal spot for those seeking a quiet retreat away from the hustle and bustle of city life, while still enjoying the natural beauty and heritage of Hampshire.





APPROXIMATE GROSS INTERNAL AREA = 1280 SQ FT / 118.9 SQ M



GROUND FLOOR 745 SQ FT / 69.2 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 (ID1273663)

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FIRST FLOOR 535 SQ FT / 49.7 SQ M

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(81-91)	B		
(69-80)	C		
(58-68)	D		
(39-57)	E		
(21-38)	F	38	
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Tax Band: C



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