



Selbon

Residential sales & lettings

East Hundreds, Fleet,
Hampshire, GU51 1HL

Offers over £550,000 Freehold



01252 979300

Selbonproperty.co.uk

- No Onward Chain
- Garden Backing onto Woodlands
- Three Reception Rooms
- Five Bedrooms
- Close Proximity of Local Amenities
- Sought After Location
- Garage with Driveway Parking
- Two Bathrooms
- Close Proximity of Elvetham Heath Primary School
- Close Proximity of Elvetham Heath Nature Reserve

Selbon Estate Agents are delighted to offer to the market this five-bedroom family home, built by Charles Church to their popular Eversley II design which is situated within the sought after development of Elvetham Heath. Benefits to this property include a garage with driveway parking, three reception rooms, two bathrooms and no onward chain.

Accommodation comprises of a spacious entrance hall leading to the light and airy living room with a feature gas fireplace and access into the dining room. Within the dining room you have direct access, into the family room with views and access into the rear garden. The kitchen offers a range of units, work surfacing, integrated appliances, and space for additional appliance space. The accommodation on the ground floor is finished, with understairs storage and a generous downstairs W/C.

Upstairs the property offers five bedrooms with the main bedroom benefiting for built in wardrobes and ensuite shower facilities. The accommodation is finished with the main bathroom which offers sink, toilet and bath with shower overhead.

Outside the rear garden is mainly laid to lawn with a mixture of flowers and trees throughout. Outside the back of the property is a small patio area which is ideal for al fresco dining. Access to the front of the property and the garage can be found within the garden.

The front of the property offers driveway parking and access to the single garage.

Elvetham Heath is a development with a wealth of amenities including a supermarket, primary school, church and public house. Various activities and facilities are enjoyed by the local community including a football pitch, cycling and running clubs.







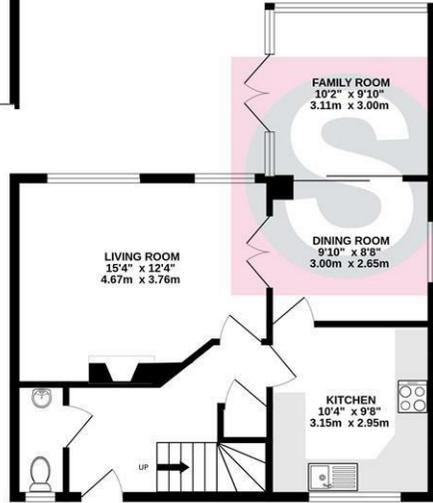
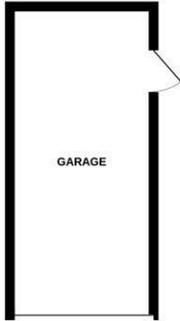




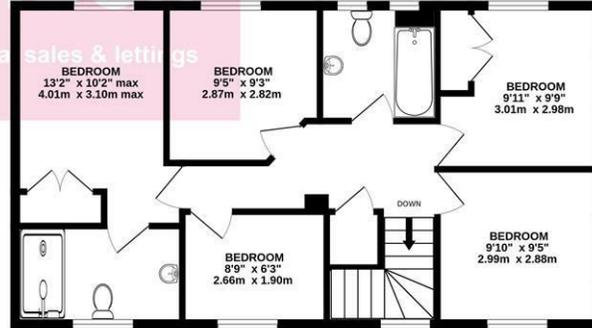


Floor Plans

GROUND FLOOR
730 sq.ft. (67.8 sq.m.) approx.



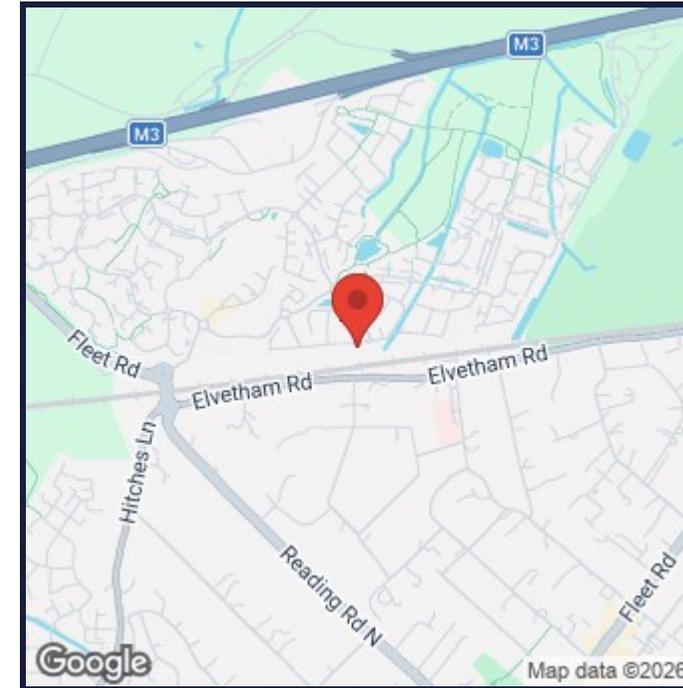
1ST FLOOR
667 sq.ft. (62.0 sq.m.) approx.



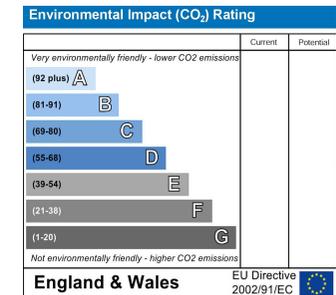
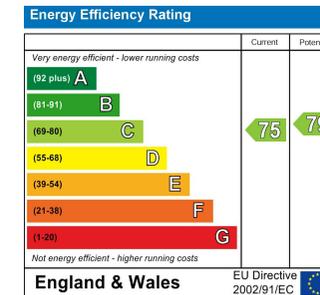
TOTAL FLOOR AREA : 1397 sq.ft. (129.8 sq.m.) approx.

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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Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

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Council Tax Band: E

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