



505 Southleigh Road, Emsworth, Emsworth PO10 7TF



Very well presented and spacious detached Bungalow, offering versatile accommodation, conveniently placed for local schools, shops, recreation ground and easy access to nearby Westbourne village and Emsworth town centre.

The property comprises: Entrance porch, Hallway with feature storage, dining room, leading onto the modern fitted Kitchen with Utility and door giving access to the side of the property. Spacious L shape sitting room, flowing out to conservatory with doors leading to the Garden. Off the Hallway you will find A family Bathroom, and an extra cloakroom, three good sized Bedrooms, the principal bedroom benefiting from a modern En Suite shower room. All bedrooms have the benefit of built in storage. Externally there is a large gravelled Driveway to the front with a detached garage with electric door. The low maintenance rear garden gives a feeling of seclusion, mainly patio with an artificial lawn area and mature boarders. There is also a pitched roof home office, and a further summer house, currently set up as a home cinema room. Viewings strongly recommended to appreciate how much this property offers.

- DETACHED BUNGALOW
- IMMACULATE THROUGHOUT
- THREE BEDROOMS
- EN-SUITE TO MASTER BEDROOM
- OFF ROAD PARKING
- DETACHED GARAGE, HOME OFFICE & SUMMER HOUSE
- GAS CENTRAL HEATING & DOUBLE GLAZED WINDOWS
- CLOSE TO RECREATION GROUND SHOPS AND SCHOOLS

Asking Price
£595,000
Freehold





Accommodation

- Entrance Porch
- Hallway
- Dining Room
- Kitchen
- Utility
- L Shape Sitting Room
- Conservatory
- Bedroom One, with Ensuite Shower Room
- Bedroom Two
- Bedroom Three
- Family Bathroom
- Cloakroom

External:

- Large Driveway
- Detached Garage
- Private enclosed rear Garden
- Home Office
- Summer House/Cinema Room

EPC Rating:

Council Tax: E





A MAN'S HOME IS HIS CASTLE
(UNTIL THE QUEEN ARRIVES)

Sometimes I wake up Grumpy
Other times I let him sleep



Location

This property is located on Southleigh Road and conveniently placed for nearby local Co-op, recreation ground and school.

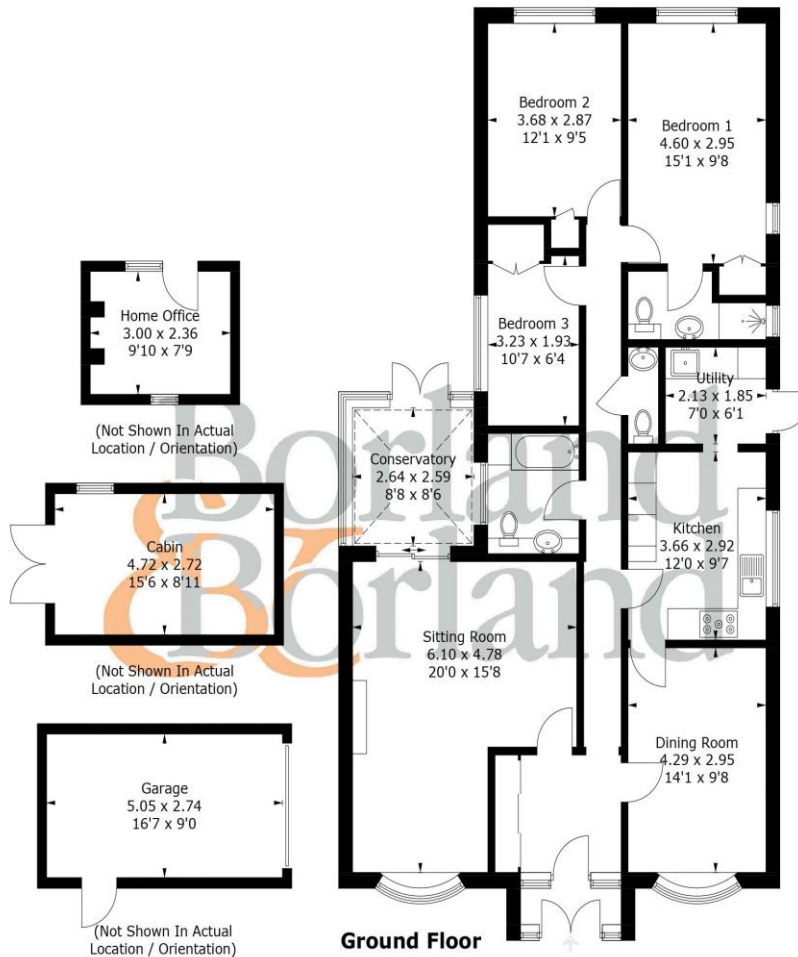
The harbour side town of Emsworth is located on the upper reaches of Chichester Harbour, an Area of Outstanding Natural Beauty, and has a range of local shops, cafes/restaurants, and amenities. Nearby Havant provides a direct mainline rail link to London (Waterloo) & the south coast, and easy access is afforded to the A3 & M27.





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Approximate Gross Internal Area = 125.2 sq m / 1348 sq ft
Outbuildings = 33.6 sq m / 362 sq ft
Total = 158.8 sq m / 1710 sq ft



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Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. (ID987434)



Directions

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