



12 Fowey Close, Chandler's Ford, SO53 4SQ

£1,700 Per Calendar Month

A recently refurbished three bed bungalow located in a quiet cul-de-sac on the Valley Park estate with easy access to woodland walks and local amenities.

ACCOMMODATION

Ground Floor

Hallway:

Radiator. Cupboard housing fuse board. Airing cupboard housing hot water tank.

Cloakroom:

10'2" x 3'2" (3.10m x 0.97m) Radiator. White suite comprising hand basin with cupboard under and WC.

Sitting/Dining Room:

25' x 14' narrowing to 9' 8" (7.62m x 4.27m x 2.95m) Radiator. French doors into back garden.

Kitchen:

9'8" x 8'1" (2.95m x 2.46m) Ladder radiator. Grey wall and base units with grey marble effect worktops. Space and plumbing for a washing machine, space for an undercounter fridge, eye level double oven, gas hob, extractor hood, stainless steel sink with drainer.

Bedroom 1:

12'10" x 10' (3.91m x 3.05m) Radiator.

En-Suite:

9'11" x 2'9" (3.02m x 0.84m) White suite comprising hand basin with cupboard under, WC, shower cubicle, radiator.

Family Bathroom:

7'6" x 6'1" (2.29m x 1.85m) Ladder radiator. White suite comprising wash basin with cupboard under, WC and bath.

Bedroom 2:

10'9" x 9'8" (3.28m x 2.95m) Radiator.

Bedroom 3:

9'3" x 6'6" (2.82m x 1.98m) Radiator

OUTSIDE

Front:

Lawn, mature shrubs, off road parking for two vehicles, single garage and side access to back garden.

Rear Garden:

Lawn and shingle areas with circular patio in the centre of the garden, shed, access to garage.

OTHER INFORMATION

Managment:

Fully managed

Availability:

Immediately

Pets:

No

Deposit:

£2071

Infant/Junior School:

St Francis C of E Primary School

Secondary School:

Toynbee Secondary School

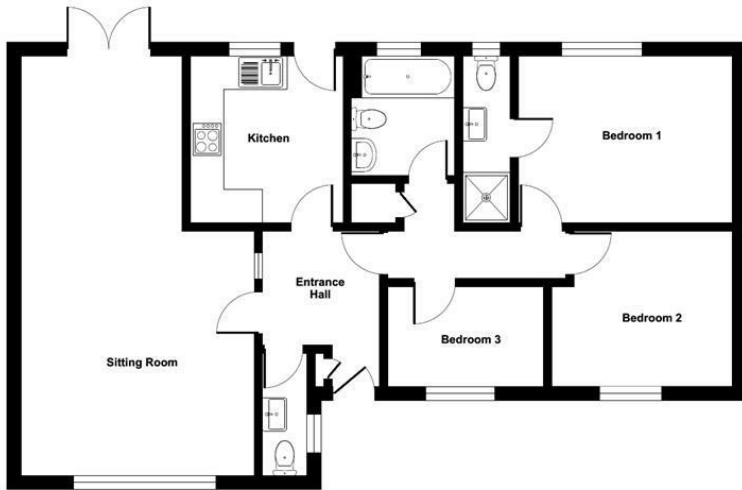
Local Council:

Test Valley Borough Council - 01264 368000

Council Tax:

Band D

Ground Floor = 938 sq ft / 87.1 sq m
For identification only - Not to scale



GROUND FLOOR



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			83
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ritchcom 2024. Produced for Sparks Ellison. REF: 1210463

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