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158 Botley Road, North Baddesley, SO52 9EE £335,000

Situated on the popular Botley Road in North Baddesley, Southampton, this spacious two bedroom semi detached home offers well proportioned accommodation and excellent access to local amenities along Botley Road. The property is approached via a driveway providing off road parking and access to the garage. On entering, a generous entrance hall leads through to the main living accommodation. The well presented kitchen offers a practical and functional space, while to the rear of the property is a spacious sitting/dining room. The room enjoys a pleasant outlook over the private rear garden. Upstairs, there are two good sized bedrooms. The principal bedroom benefits from its own en-suite bathroom, while a separate family bathroom serves the second bedroom. Outside, the property benefits from a private, southerly facing rear garden, offering an attractive and peaceful space to enjoy the sunshine. The driveway and garage provide valuable off road parking and storage. The property would benefit from some updating and modernisation, but is currently presented in a neat and well maintained condition. This home also offers convenient access to the nearby towns of Romsey and Chandler's Ford, as well as excellent connections to the surrounding area.

ACCOMMODATION

Ground Floor

Entrance Hall:
Stairs to first floor and access to each room.

Kitchen:
10'2" x 9'9" (3.10m x 2.96m) Range of units comprising gas hob with an extractor hood over, a double electric oven and space for a washing machine.

Cloakroom
Comprising WC and Wash basin

Sitting/Dining Room:
17'2" x 16'2" (5.22m x 4.92m) Sliding doors onto rear garden.

First floor

Bedroom 1:
16'8" x 13'9" (5.08m x 4.19m) Fitted wardrobes.

En-Suite:
Suite comprising shower cubicle, wash basin and WC.

Bedroom 2:
10'7" x 10'5" (3.23m x 3.18m) Fitted wardrobes.

Bathroom:
Suite comprising bath, WC and wash basin.

OUTSIDE

Front:
Driveway parking for at least three cars, leading to garage. Path to front door and pebbled area on the border.

Rear Garden:
Measuring approximately 90' x 26' and has a southerly aspect. Mainly laid to shingle with mature shrubbery.

Garage:
18'5" x 7'9" (5.61m x 2.37m)

OTHER INFORMATION

Tenure:
Freehold

Approximate Area:
1079 sq ft / 100 sq m

Sellers Position:
No forward chain

Heating:
Gas central heating

Windows:
Wooden double glazing

Loft Space:
Partially boarded with light connected

Infant/Junior School:
North Baddesley Infant School / North Baddesley Junior School

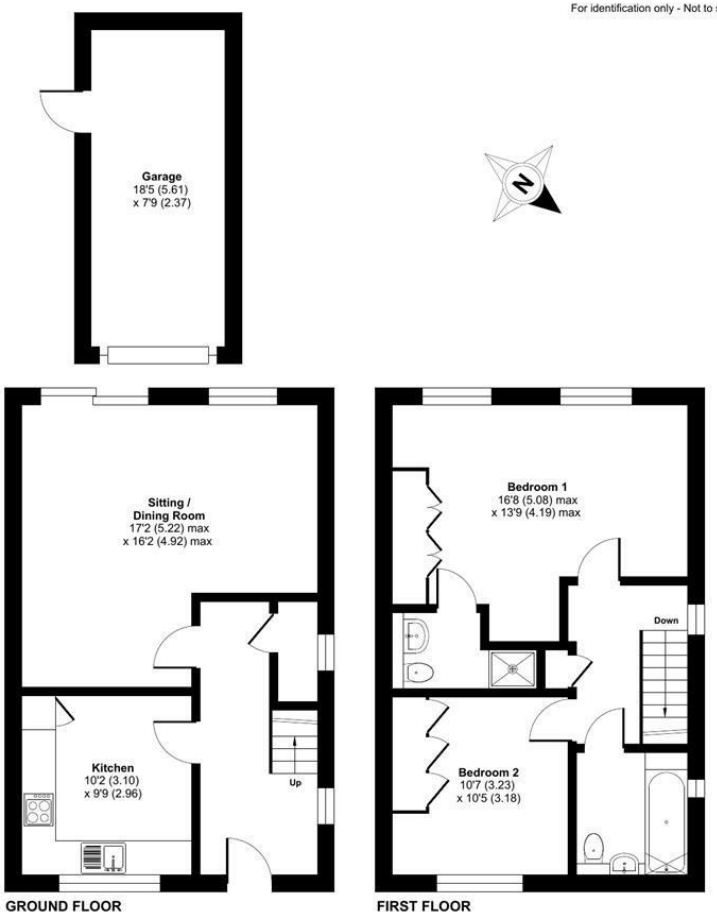
Secondary School:
The Mountbatten School

Local Council:
Test Valley Borough Council - 01264 368000

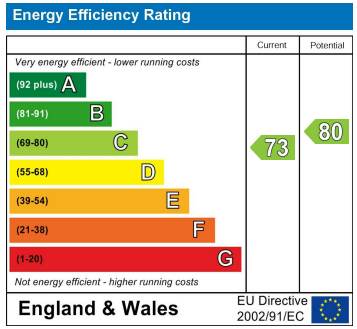
Council Tax:
Band D

Agents Note:
If you have an offer accepted on a property we will need to, by law, conduct Anti Money Laundering Checks. There is a charge of £60 including vat for these checks regardless of the number of buyers involved.

Ground Floor = 468 sq ft / 43.4 sq m
First Floor = 468 sq ft / 43.4 sq m
Garage = 143 sq ft / 13.2 sq m
Total = 1079 sq ft / 100 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Sparks Ellison. REF: 1484336



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