



8 Sycamore Close | £365,000  
North Baddesley, Hampshire, SO52 9DG



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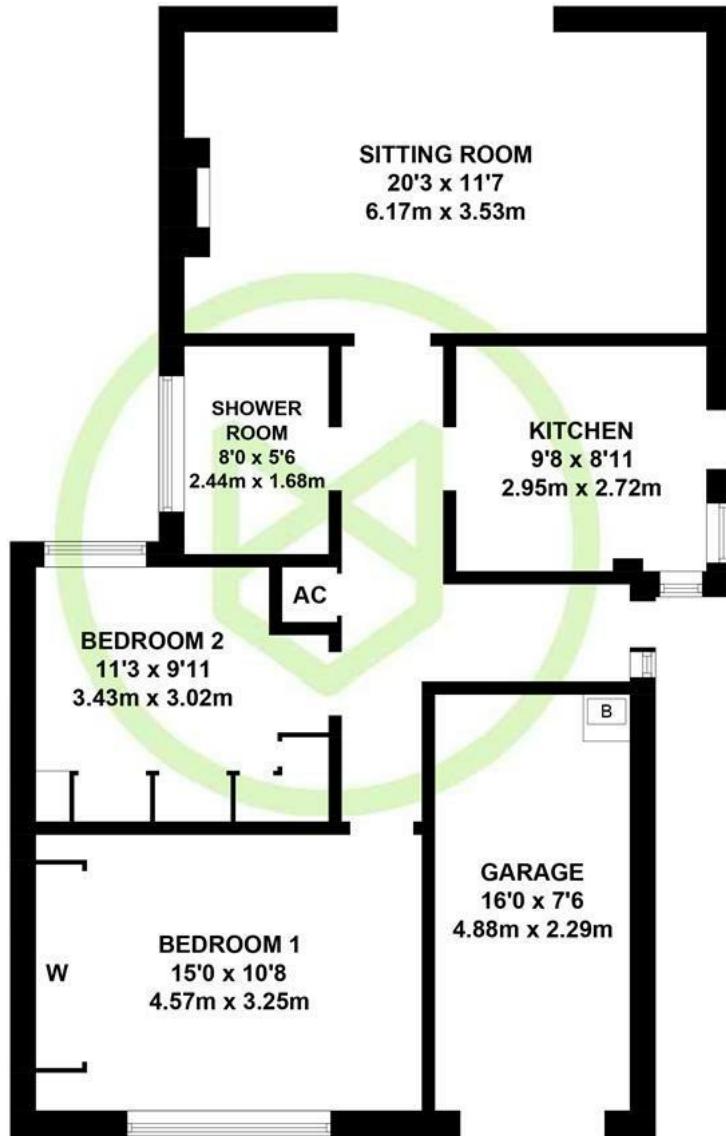
**8 Sycamore Close**  
North Baddesley, Hampshire, SO52 9DG

01794 521339 / 02382 541100  
[homes@henshawfox.co.uk](mailto:homes@henshawfox.co.uk)  
[www.henshawfox.co.uk](http://www.henshawfox.co.uk)



## Summary

This spacious and well presented semi-detached bungalow enjoys a secluded position tucked away in the corner of a quiet cul-de-sac in the heart of the desirable village of North Baddesley. The light and airy accommodation offers two double bedrooms and a stylish shower room, complemented by the fitted kitchen, open plan sitting and dining room featuring sliding doors to a decked seating area. The attractive frontage provides off road parking extending to the integrated garage. The enclosed and landscaped rear garden is ideal for entertaining or relaxing whilst enjoying the sunny aspect and tree lined backdrop.



### GROUND FLOOR

#### APPROXIMATE GROSS INTERNAL AREA

766 SQ FT / 71.2 SQ M

GARAGE = 122 SQ FT / 11.3 SQ M

TOTAL = 888 SQ FT / 82.5 SQ M

Illustration for identification purposes only,  
measurements are approximate, not to scale. (ID1243749)

## Features

- An attractive and spacious semi-detached bungalow
- Cul-de-sac location in the heart of North Baddesley
- Two double bedrooms with built in storage to bedroom two
- Open plan sitting and dining room overlooking the garden
- Fitted shaker style kitchen
- Stylish shower room
- Attractive frontage with off road parking
- Integral single garage
- Enclosed and private rear garden enjoying a sunny aspect

## EPC Rating

#### Energy Efficiency Rating

Current D

Potential B

# 8, Sycamore Close, North Baddesley, Hampshire, SO52 9DG

## Accommodation

A covered entrance and part glazed composite front door floods the light and airy entrance hall with natural light with oak effect flooring complementing the crisp neutral décor which extends throughout this lovely home. A generous open plan sitting and dining overlooks the private and enclosed rear garden with sliding patio doors to a raised decked seating area. A log effect gas fireplace provides a focal point to the room with space for family dining and seating. The fitted kitchen offers a range of shaker style wall and base units with granite effect worksurfaces and access to the sideway via a secure UPVC door. Integrated appliances include a double oven, four burner gas hob with an extractor/filter hood over. A slimline dishwasher is included with plumbing and space for a washing machine.

Bedroom one is a generous double room overlooking the front aspect with ample space for freestanding furniture. Bedroom two is also a double room fitted with an extensive range of built in wardrobes and storage. The stylish family shower room comprises a walk in dual head shower, vanity unit with mounted wash basin and wc.

## Parking

The attractive frontage offers off road parking for two vehicles, fronting the integral garage, housing the gas fired combi boiler. Access is available to the loft space via a hatch and pull down ladder.

## Outside

A secure side gate accesses the enclosed and landscaped rear garden which features a raised decking area with external lighting, ideal for al fresco dining whilst enjoying the sunny aspect. A neatly edged lawn is flanked by well stocked borders and a paved seating area. A timber garden shed is positioned within a useful gated storage area.

## Location

Nestled on the edge of the picturesque Test Valley and just minutes from Romsey, North Baddesley is a sought-after Hampshire village that perfectly blends rural charm with modern convenience. With a strong sense of community, excellent transport links, and a range of local amenities, it's easy to see why North Baddesley remains a popular choice for families, professionals, and retirees alike. The village boasts a number of well-regarded schools, including North Baddesley Junior and Infant Schools with Mountbatten School near by, making it particularly attractive to families. Local shops, cafes, and recreational facilities provide day-to-day convenience, while the larger town of Romsey and Southampton city centre are just a short drive away for more extensive shopping, dining, and entertainment options. For commuters, access to the M27 and M3 is straightforward, offering easy links to Winchester, Southampton, and beyond. The nearby railway stations at Romsey and Chandlers Ford also provide regular services to key destinations.

## Anti Money Laundering

We are required by law to conduct anti-money laundering checks on all those selling or buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Lifetime Legal who will contact you once you have agreed to instruct us in your sale or had an offer accepted on a property you wish to buy. The cost of these checks is £60 (incl. VAT), which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us publishing your property (in the case of a vendor) or issuing a memorandum of sale (in the case of a buyer), directly to Lifetime Legal, and is non-refundable. We will receive some of the fee taken by Lifetime Legal to compensate for its role in the provision of these checks.

## Sellers position

Buying on

## Heating

Gas fired heating

## Infants & Junior School

North Baddesley Infant & Junior School

## Secondary School

The Mountbatten School

## Council Tax

Band C - Test Valley Borough Council

## Disclaimer Property Details

These particulars are set out as a general outline and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are not included unless specifically described. All measurements, floor plans, distances and areas are approximate and for guidance only. No person in this firm's employments has the authority to make or give any representation or warranty in respect of the property.

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