



5 Danebury Way | £310,000
Nursling, Hampshire, SO16 0YF





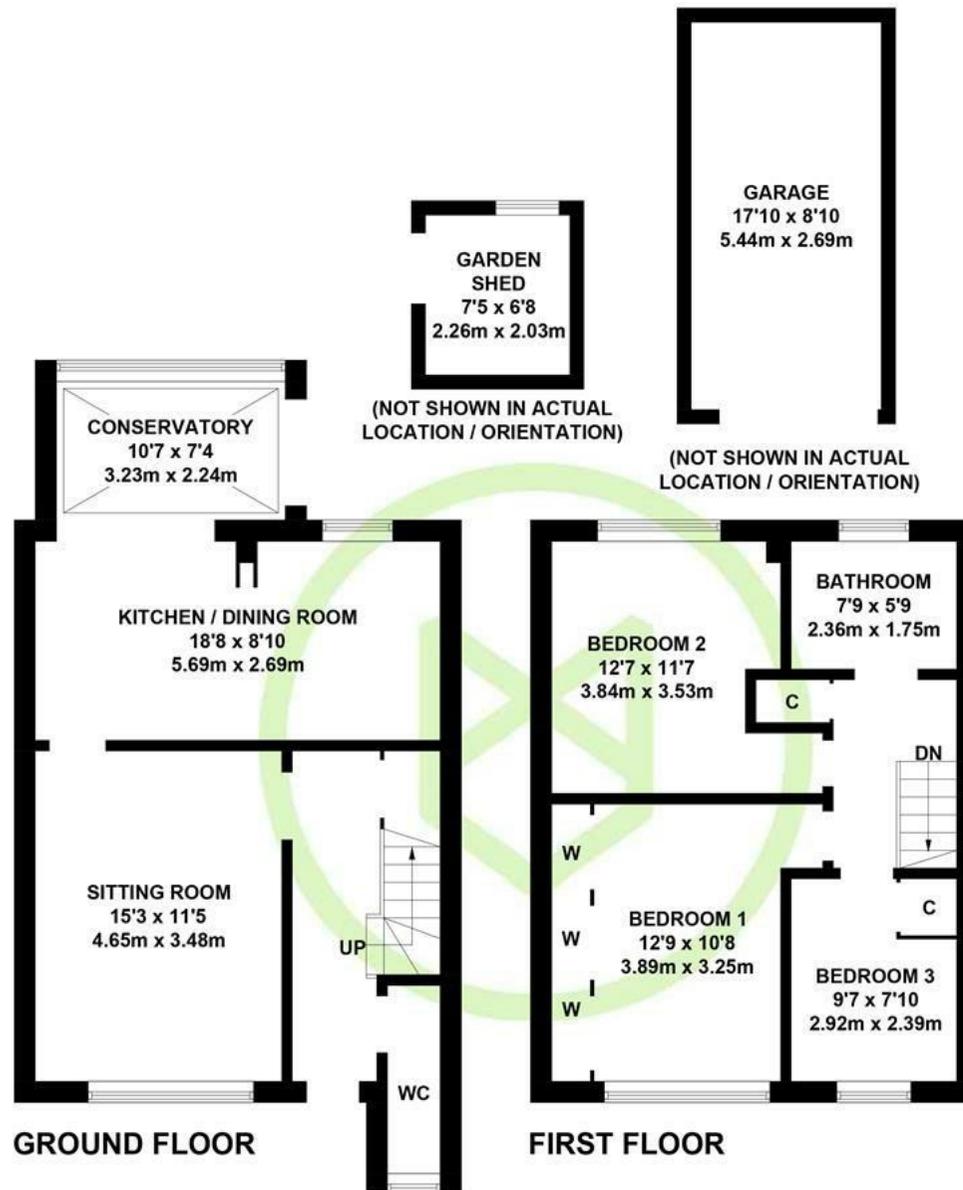
5 Danebury Way
Nursling, Hampshire, SO16 0YF

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Summary

A beautifully re-decorated and well-presented three-bedroom home, ideally located on a pleasant closed road in the sought-after area of Nursling and offered with no onward chain. The property features three bedrooms and shower room on the first floor. The ground floor features a spacious sitting room, an impressive open-plan kitchen/dining/family room to the rear and convenient downstairs cloakroom. Outside, there is a low-maintenance rear garden, outbuilding, garage, shared driveway access and additional communal parking



APPROXIMATE GROSS INTERNAL AREA
GROUND FLOOR = 563 SQ FT / 52.3 SQ M
FIRST FLOOR = 470 SQ FT / 43.7 SQ M
OUTBUILDINGS = 208 SQ FT / 19.3 SQ M
TOTAL = 1241 SQ FT / 115.3 SQ M

Illustration for identification purposes only,
measurements are approximate, not to scale. (ID1279674)

Features

- Offered with no onward chain
- Three bedrooms
- Open plan kitchen/dining/family room
- Family bathroom and downstairs cloakroom
- Garage and shared driveway
- Recently re-decorated throughout

EPC Rating

Energy Efficiency Rating
Current C
Potential B

5, Danebury Way, Nursling, Hampshire, SO16 0YF

Ground Floor

Upon entering the property, you are welcomed by an inviting entrance hall providing access to the sitting room, a convenient cloakroom fitted with a WC and wash hand basin, and stairs rising to the first-floor landing. The sitting room is a bright and airy reception space, enhanced by a large window overlooking the front aspect and allowing plenty of natural light to flow through. To the rear, the kitchen/dining room is fitted with a range of wall and base units, offering ample storage, along with plumbing for a washing machine and space for a cooker and fridge/freezer. This space opens through to a generous conservatory, which provides additional versatile living accommodation and features sliding doors leading directly out to the rear garden, making it ideal for both everyday living and entertaining.

First Floor

The first-floor landing gives access to all three bedrooms, the family shower room and a practical storage cupboard. The principal bedroom is a particularly generous double, complete with a range of built-in wardrobes providing excellent storage. Bedroom two is another comfortable double and enjoys a pleasant outlook over the rear garden, creating a light and airy feel. Bedroom three is a well-proportioned single room, ideal as a child's bedroom, nursery or home office, and benefits from a useful built-in cupboard. The family shower room is neatly appointed with a modern suite comprising a shower enclosure, low-level WC and wash hand basin.

Outside

The rear garden has been designed with ease of maintenance in mind, being predominantly laid to patio and offering an ideal space for outdoor seating and entertaining. A charming raised flower bed adds a touch of colour and interest, while a door provides access to a useful brick-built shed for additional storage. There is also a rear access gate leading out to the back, offering further convenience. To the front is a pleasant garden which is laid to lawn.

Parking

Shared driveway to the rear, garage and car park area

Location

The village of Nursling is located in between the city of Southampton and Romsey, allowing for easy access to both, as well as road and rail links with a direct line to London Waterloo from Southampton Central or Parkway. Within Nursling there is a small grocery store, several public houses including The Four Horseshoes, The Horns and The Walnut Tree Inn. Nearby you can find Romsey Golf Course and reputable local schooling for ages.

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 issuing a memorandum of sale, 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.

Tenure

Freehold

Sellers Position

No onward chain

Heating

Gas

Council Tax

Test Valley - Band C

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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