

£280,000

Havendale, Southampton SO30 0FD

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ TWO BEDROOMS
- ❖ END TERRACE
- ❖ ALLOCATED PARKING
- ❖ IDEAL FIRST TIME BUY
- ❖ LARGE GARDEN
- ❖ TWO DOUBLE BEDROOMS
- ❖ SIDE ACCESS
- ❖ CUL-DE-SAC
- ❖ POPULAR LOCATION
- ❖ CALL TO VIEW

**** END TERRACE HOME IN A
POPULAR LOCATION ****

We are pleased to welcome to market this charming two bedroom end terrace home. Located in a sought after location, Havendale is a quiet cul-de-sac conveniently situated. This home makes for a wonderful first time buy and has an abundance to offer.

Internally, the ground floor consists of a porch area to welcome you into the property, a large lounge and well

presented kitchen at the rear overlooking the garden. The garden is tiered and a very generous size, making for a wonderful space to enjoy the afternoon sun. Moving upstairs, the first floor boasts two large double bedrooms split by the family bathroom.

On-street parking is freely available outside, and this property further benefits from an allocated parking space. Close to local schools, shops and short links to the motorway, this home presents an excellent opportunity not to be missed.

Call today to arrange a viewing
01329756500
www.bernardsea.co.uk





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PROPERTY INFORMATION

LIVING ROOM

13'8" x 13'1" (4.18 x 3.99)

KITCHEN

13'2" x 10'11" (4.03 x 3.34)

BEDROOM

13'0" x 9'8" (3.97 x 2.96)

BEDROOM

13'1" x 8'6" (4.00 x 2.61)

BATHROOM

6'9" x 5'6" (2.08 x 1.69)

Anti Money Laundering

Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

Council Tax Band C

Eastleigh Borough Council: BAND C

Mortgage & Protection

We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

Offer Verification Procedure

If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

Property Removals

As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

Solicitor Quotes

Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

Tenure

Freehold

Staff Disclosure

Please note that the seller is either related to a Bernard's Member of staff or works for Bernard's Estate agents. Please feel free to clarify with your local office.



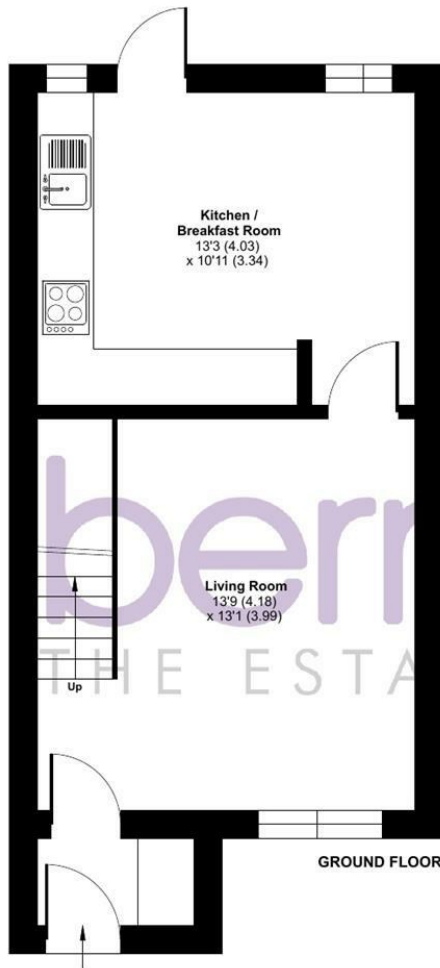
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	71	78
EU Directive 2002/91/EC		



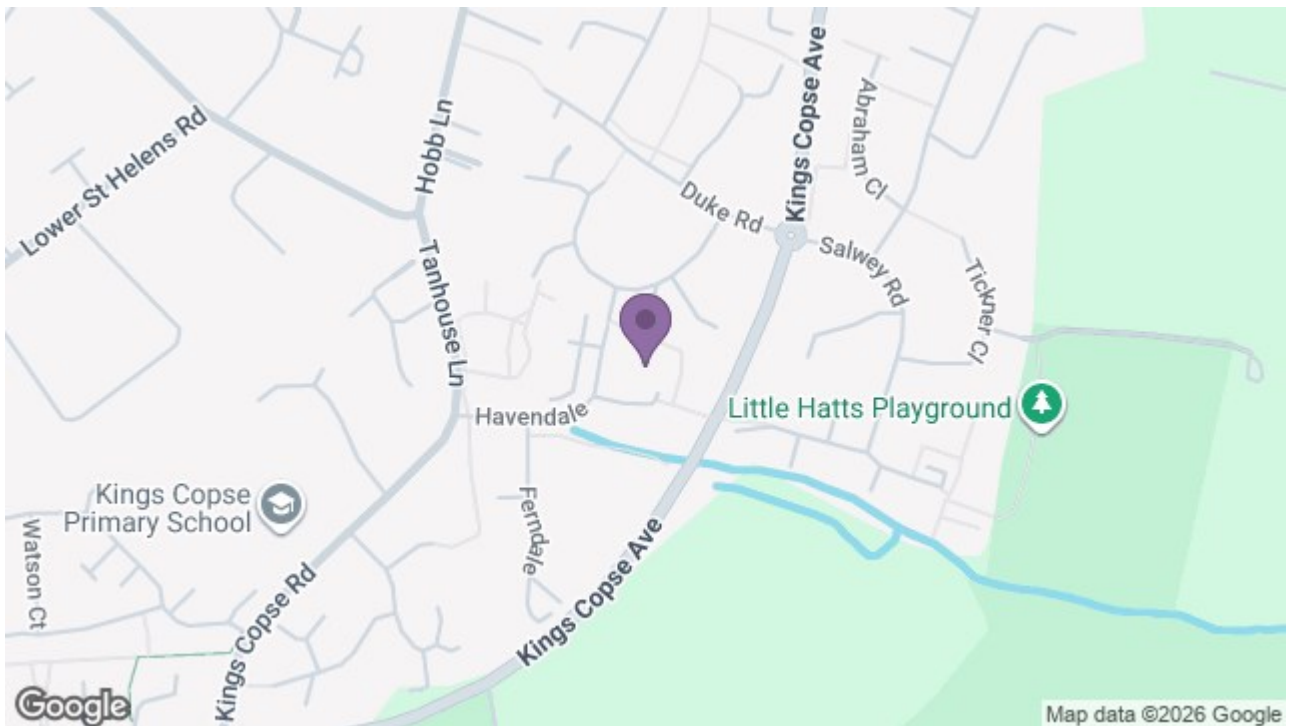
Havendale, Hedge End, Southampton, SO30

Approximate Area = 688 sq ft / 63.9 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). © nitchecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1447467



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