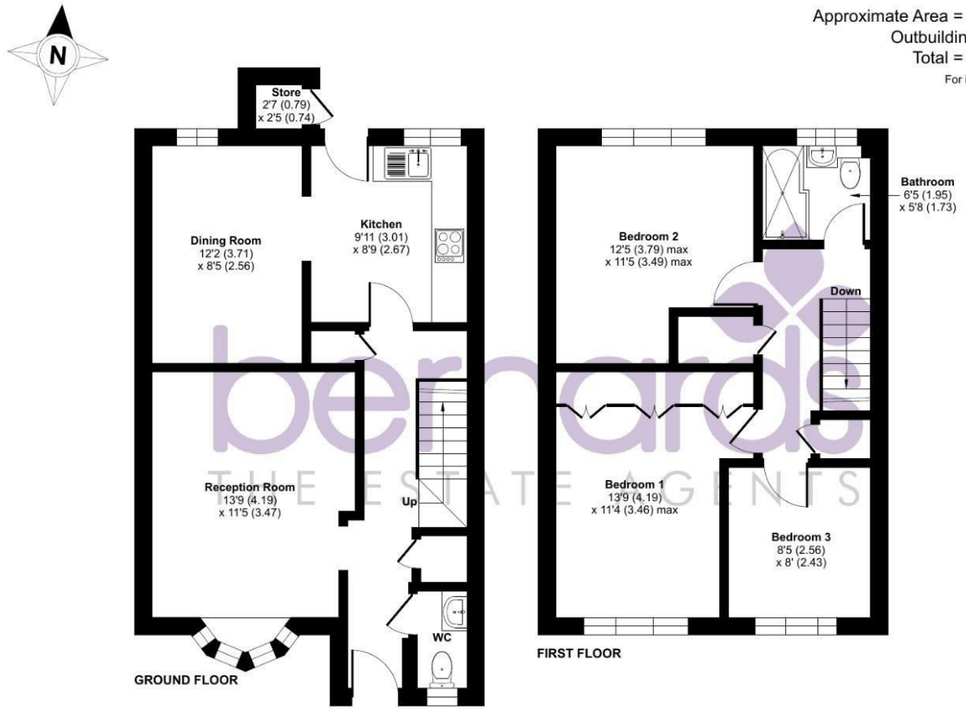
Coltsfoot Drive, Waterlooville, PO7

Approximate Area = 965 sq ft / 89.6 sq m
Outbuilding = 6 sq ft / 0.5 sq m
Total = 971 sq ft / 90.1 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 Bernards Estate and Letting Agents Ltd. REF: 1498201



Nelson House 47 London Road, Waterlooville, Hants, PO7 7EX
t: 02392 232 888

FOR SALE

Offers In Excess Of £290,000

Coltsfoot Drive, Waterlooville PO7 8DJ

bernards THE ESTATE AGENTS



3 1 2

HIGHLIGHTS

- THREE BEDROOMS
- TERRACE
- KITCHEN
- DINING ROOM
- RECEPTION ROOM
- FAMILY BATHROOM
- ENCLOSED REAR GARDEN
- FINISHED TO A HIGH STANDARD
- EPC RATING C
- VIEWING ADVISED

Welcome to this superb three-bedroom mid-terrace property located on Coltsfoot Drive in Waterlooville. As you step inside, you are greeted by a convenient downstairs WC to your right, providing practicality for family living and guests alike. To your left, a spacious reception room offers a warm and inviting space, perfect for relaxation or entertaining.

Straight ahead, the well-designed kitchen seamlessly flows into the dining room, creating an ideal setting for family meals and gatherings. This open-plan layout enhances the sense of space and light throughout the ground floor, making it a delightful area for both cooking and socialising.

Venturing upstairs, you will find three comfortable bedrooms, each offering a peaceful retreat for rest and relaxation. The family bathroom is well-appointed and serves the needs of the household with ease.

To the rear of the property, a beautifully enclosed garden awaits, providing a private outdoor space for children to play or for hosting summer barbecues. The entire property is finished to a high standard, ensuring a modern and stylish living environment.

This home is perfect for families or professionals seeking a comfortable and well-located residence in Waterlooville. With its thoughtful layout and attractive features, this property is not to be missed. We invite you to come and experience all that this lovely home has to offer.

Call today to arrange a viewing
02392 232 888
www.bernardsestates.co.uk

PROPERTY INFORMATION

RECEPTION ROOM
13'8" x 11'4" (4.19 x 3.47)

KITCHEN
9'10" x 8'9" (3.01 x 2.67)

DINING ROOM
12'2" x 8'4" (3.71 x 2.56)

BEDROOM ONE
13'8" x 11'4" (4.19 x 3.46)

BEDROOM TWO
12'5" x 11'5" (3.79 x 3.49)

BEDROOM THREE
8'4" x 7'11" (2.56 x 2.43)

BATHROOM
6'4" x 5'8" (1.95 x 1.73)

COUNCIL TAX BAND B
The local authority is Havant borough council. BAND : YEARLY £: MONTHLY £:

MORTGAGE SERVICE
We offer financial services here at Bernards. If you would like to review your current Agreement In Principle or are yet to source a lender then we can certainly help.

OFFER CHECK
If you are considering making an offer for this or any other property Bernards Estate Agents are marketing, please make contact with your local office so we can verify your financial/Mortgage situation.

REMOVALS
Also here at Bernards we like to offer our clients the complete service. In doing so we have taken the time to source a reputable removal company to ensure that your worldly belongings are moved safely. Please ask in office for further details and quotes.

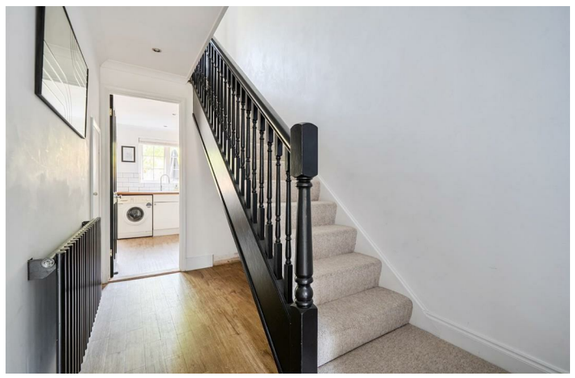
SOLICITORS
Bernards appreciate that picking a trustworthy solicitor can be difficult, so we have teamed up with a select few local solicitors to ensure your sale is dealt with in a professional and timely manner.

Please ask a member of staff for further details!









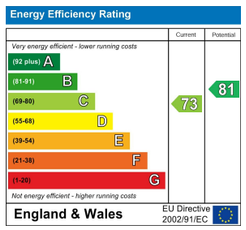












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