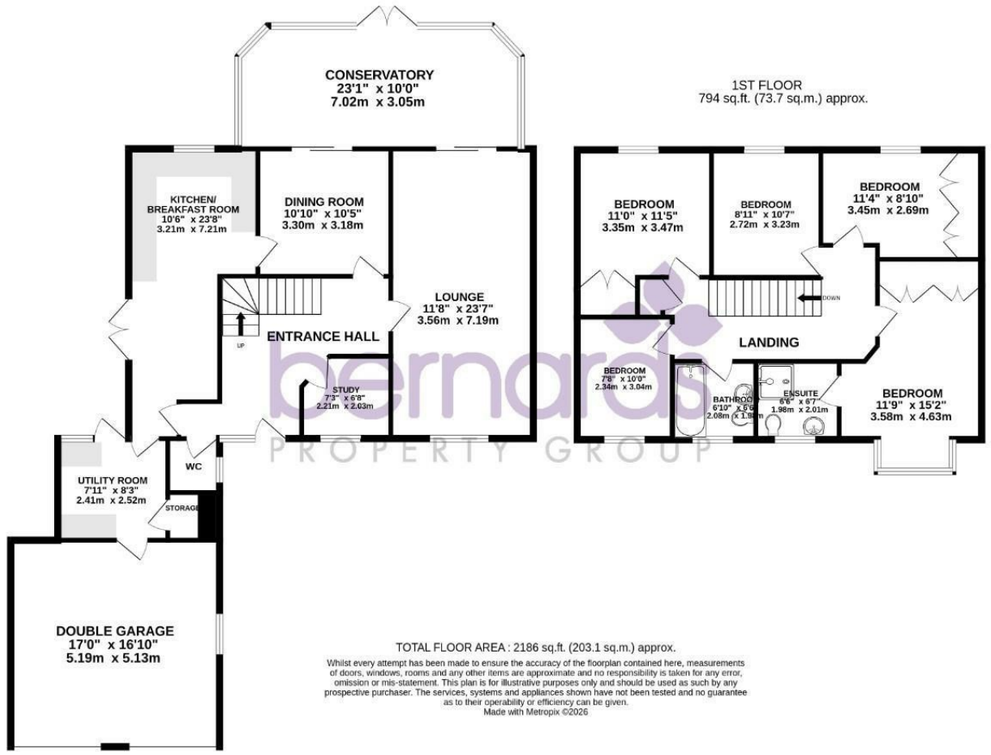
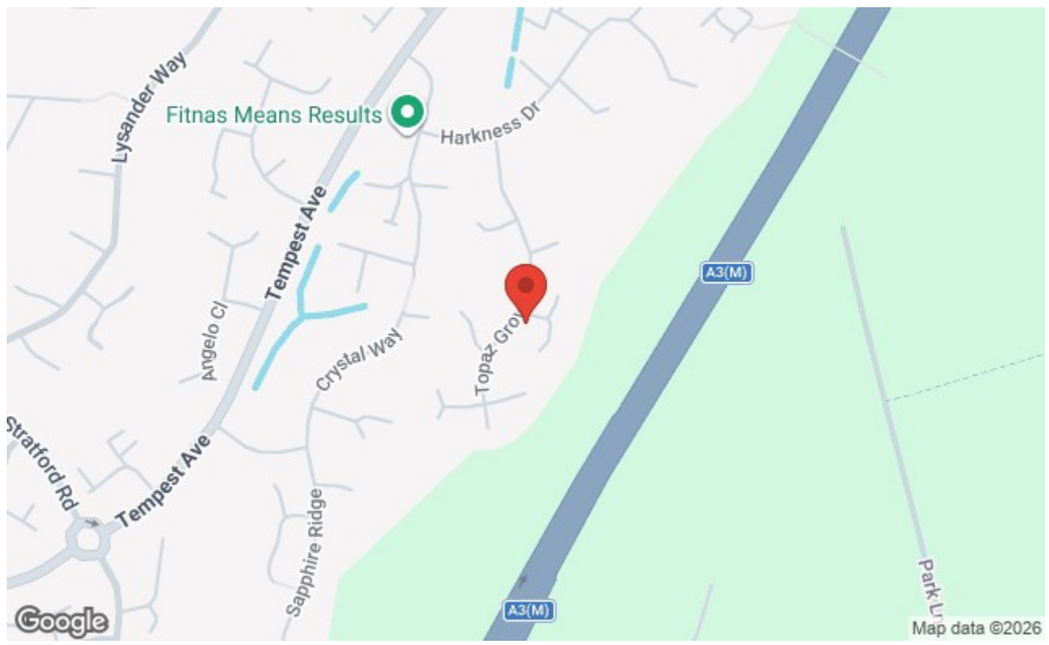




Nelson House 47 London Road, Waterlooville, Hants, PO7 7EX
t: 02392 232 888

FOR SALE

Guide Price £650,000

Topaz Grove, Waterlooville PO7 8ST

bernards THE ESTATE AGENTS

5 2 2

HIGHLIGHTS

- NO ONWARD CHAIN
- FIVE BEDROOM DETACHED
- DOUBLE GARAGE
- TWO RECEPTION ROOMS
- KITCHEN/BREAKFAST ROOM
- CONSERVATORY
- UTILITY ROOM
- DOWNSTAIRS W.C.
- EN-SUITE TO MASTER
- OFF ROAD PARKING

Nestled in the desirable area of Topaz Grove, Waterlooville, this impressive detached family home offers a generous living space of 2,186 square feet, perfect for modern family life. With five well-proportioned bedrooms, including a master suite complete with an en-suite bathroom, this property is designed to accommodate the needs of a growing family.

The home boasts two spacious reception rooms, providing ample space for both relaxation and entertaining. Additionally, a delightful conservatory extends the living area, allowing for an abundance of natural light and a seamless connection to the garden. The practicality of the property is further enhanced by a convenient downstairs W.C. and a utility room, making daily chores a breeze.

One of the standout features of this property is that it comes with no onward chain, allowing for a smooth and efficient purchase process. This home is not just a place to live; it is a sanctuary where cherished memories can be made.

With its excellent layout and desirable location, this detached house is an ideal choice for families seeking comfort and convenience in Waterlooville. Do not miss the opportunity to make this wonderful property your new home.

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

PROPERTY INFORMATION

ENTRANCE HALL

STUDY
7'3" x 6'7" (2.21 x 2.03)

LOUNGE
11'8" x 23'7" (3.56 x 7.19)

CONSERVATORY
23'0" x 10'0" (7.02 x 3.05)

DINING ROOM
10'9" x 10'5" (3.30 x 3.18)

KITCHEN/BREAKFAST ROOM
10'6" x 23'7" (3.21 x 7.21)

UTILITY ROOM
7'10" x 8'3" (2.41 x 2.52)

W.C.

LANDING

BEDROOM 1
11'8" x 15'2" (3.58 x 4.63)

EN-SUITE
6'5" x 6'7" (1.97 x 2.01)

BEDROOM 2
10'11" x 11'4" (3.35 x 3.47)

BEDROOM 3
11'3" x 8'9" (3.45 x 2.69)

BEDROOM 4
8'11" x 10'7" (2.72 x 3.23)

BEDROOM 5
7'8" x 9'11" (2.34 x 3.04)

BATHROOM
6'9" x 3'6" (2.08 x 1.09)

DOUBLE GARAGE
17'0" x 16'9" (5.19 x 5.13)

GARDEN

PARKING

COUNCIL TAX BAND
The local authority is Havant borough council. BAND : F YEARLY £3196

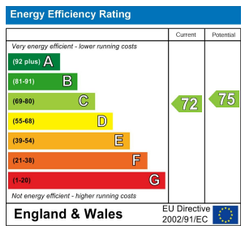
MORTGAGE SERVICE
We offer financial services here at Bernards. If you would like to review your current Agreement In Principle or are yet to source a lender then we can certainly help.

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!



Scan here to see all our properties for sale and rent

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