





Guide price £475,000

11 Lychgate Drive

Horndean, PO8 9QE

- FOUR BEDROOM DETACHED FAMILY HOME
- SPACIOUS LOUNGE WITH WOOD BURNING STOVE
- DRIVEWAY & GARAGE
- WELL PRESENTED THROUGHOUT
- TWO BATHROOMS INCLUDING GROUND FLOOR SHOWER ROOM
- DINING ROOM LEADING TO CONSERVATORY
- CLOSE TO POPULAR LOCAL SCHOOLS
- CIL-DE-SAC LOCATION

Well-presented four bedroom detached family home in Horndean, close to popular schools. Features include a spacious lounge with wood burning stove, conservatory, modern kitchen, two bathrooms, driveway, garage and a private rear garden.



The property offers a welcoming first impression with a driveway leading to a garage, providing ample off-road parking. Upon entering, you are greeted by a bright and spacious entrance hall which sets the tone for the rest of the home. The ground floor accommodation is thoughtfully laid out, featuring a well-proportioned sitting room complete with a charming wood burning stove, creating a cosy yet stylish living space perfect for relaxing evenings. To the rear, the property benefits from a generous dining room which flows seamlessly into a light-filled conservatory, offering delightful views over the garden and providing an excellent additional reception space suitable for both everyday living and entertaining. The modern kitchen is well-appointed with ample storage and worktop space, with direct access to the garden. A convenient ground floor shower room adds further practicality.

Upstairs, the first floor comprises four well-sized bedrooms, all presented to a high standard. The principal bedroom and second bedroom are particularly spacious, while the remaining rooms offer flexibility for use as children's bedrooms, guest accommodation or a home office. A contemporary family bathroom serves the first floor.

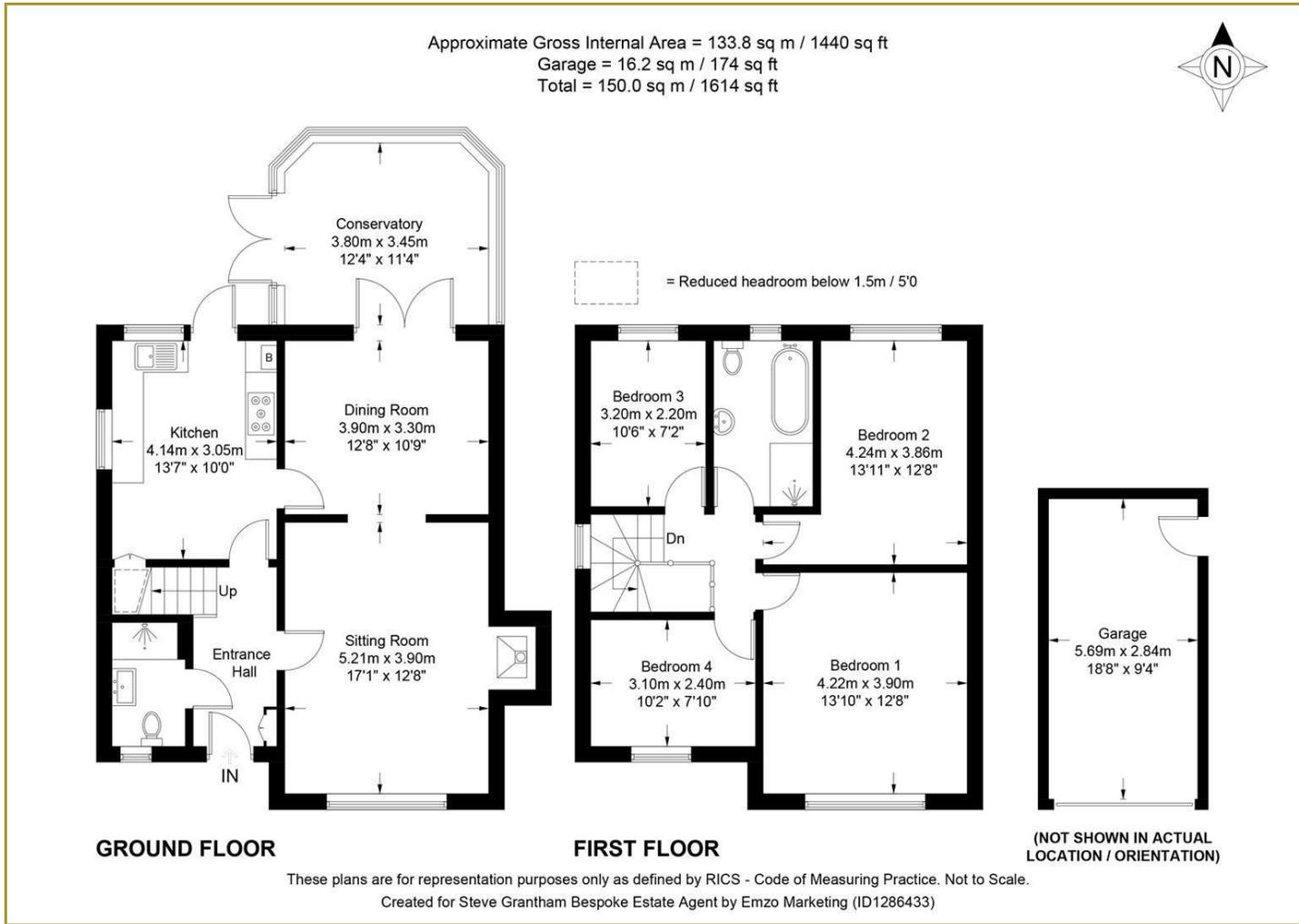
Externally, the rear garden is a real highlight, offering a private and enclosed space ideal for families and outdoor entertaining, with a combination of lawn and patio areas. The property is well presented throughout, allowing any prospective buyer to move straight in with ease.



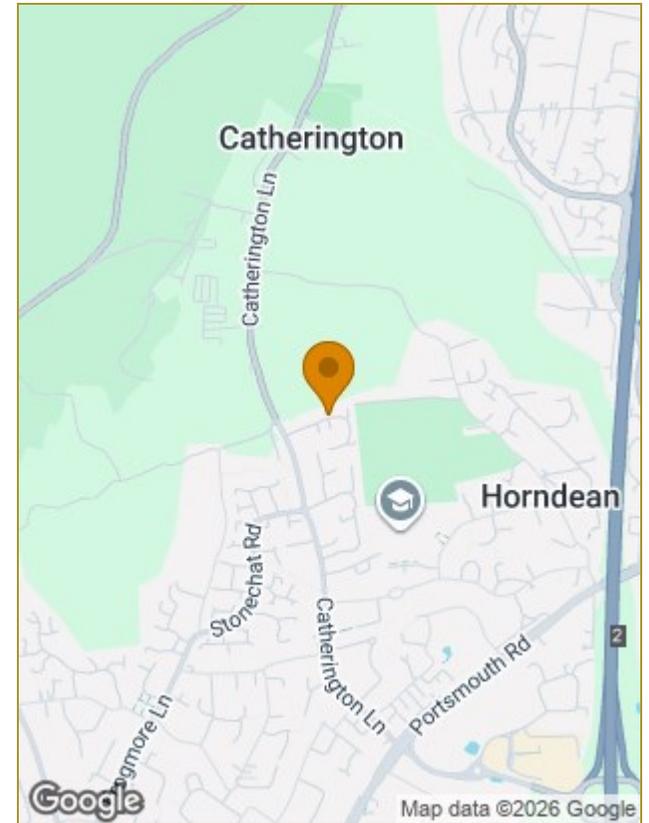




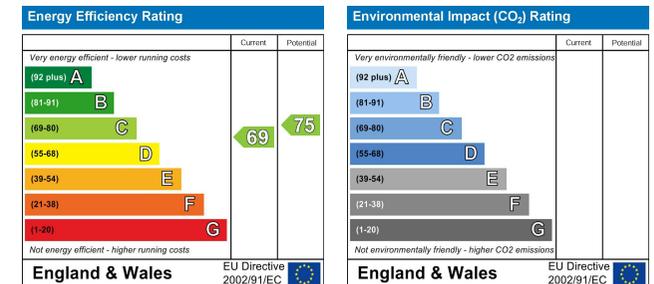
Floor Plans



Location Map



Energy Performance Graph



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