





Guide price £450,000

33 Verbena Crescent

Horndean, PO8 9DE

- FOUR BEDROOMS
- TWO BATHROOMS
- TWO RECEPTION ROOMS
- DRIVEWAY & GARAGE
- PLANNING PERMISSION FOR ONE BEDROOM ANNEXE
- 1/5 OF AN ACRE PLOT
- POTENTIAL TO EXTEND OR REMODEL (STPP)

Sitting on a fantastic plot of 1/5 of an acre, this detached four bedroom chalet style home has planning permission in place for a one bedroom annexe. Alternatively (subject to planning) scope to extend/remodel to the new owners requirements.

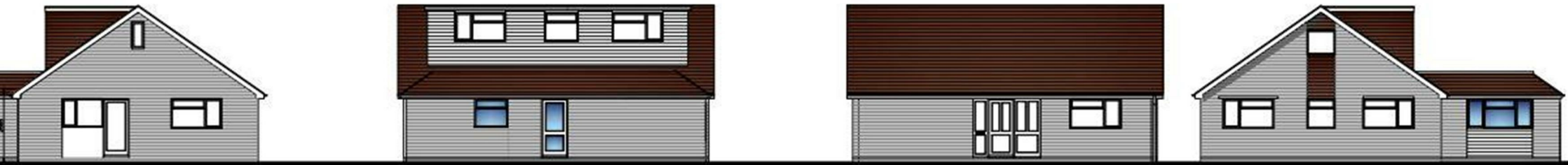


This versatile detached chalet sits on a sizeable plot which offers huge potential for the new owners to add their own stamp and either extend/remodel or add a one bedroom annexe (planning approved).

On the ground floor you enter into a large entrance hallway which offers access to all principal rooms and has stairs which lead to the first floor. There are two double bedrooms. The living room with a door leading to the garden. The ground floor shower room has been re-fitted in recent years. The kitchen has a range of wall and base units with integrated appliances and wooden work surfaces. There is a further ground floor room which could be used as a dining room or playroom.

To the first floor there are two good-sized double rooms and a re-fitted shower room. To the front is a driveway providing off road parking which also leads to the garage. The gardens sprawl both sides and the rear, these have been partially divided to allow both the annexe and family home a separate garden area. There is a further brick built garden room which could be opened back up into the ding area or makes a great home office or studio. This versatile home offers huge potential and really must be seen to be appreciated.





Side Elevation (West)

Proposed Side Elevation (North)

Existing Side Elevation (South)

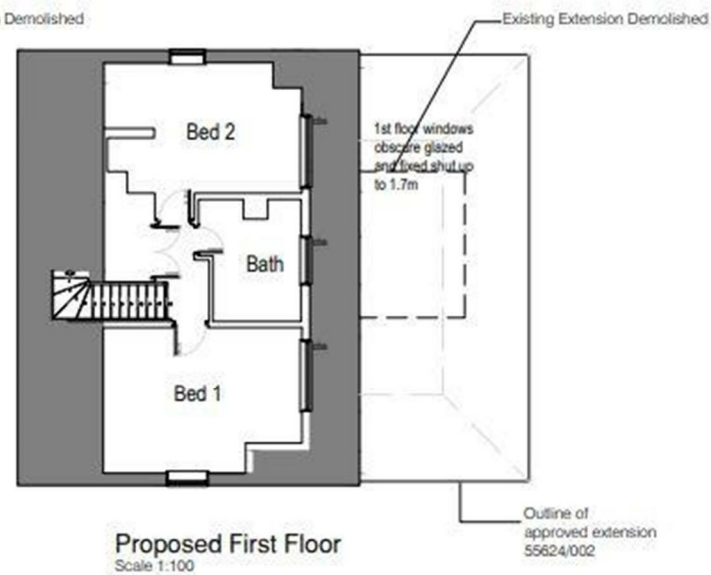
Proposed Front Elevation (East)

Scale 1:100

Scale 1:100

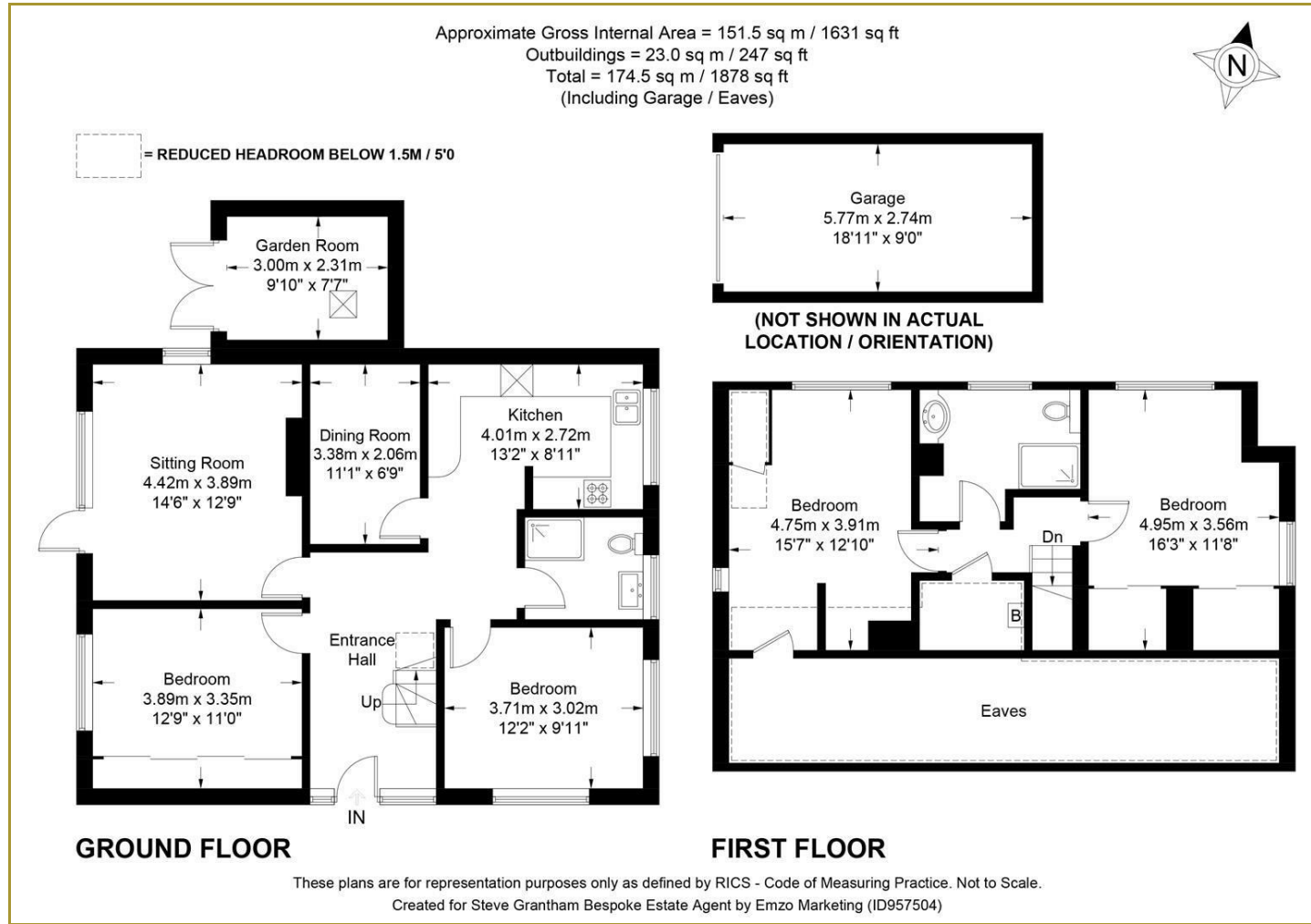


Proposed Ground Floor
Scale 1:100

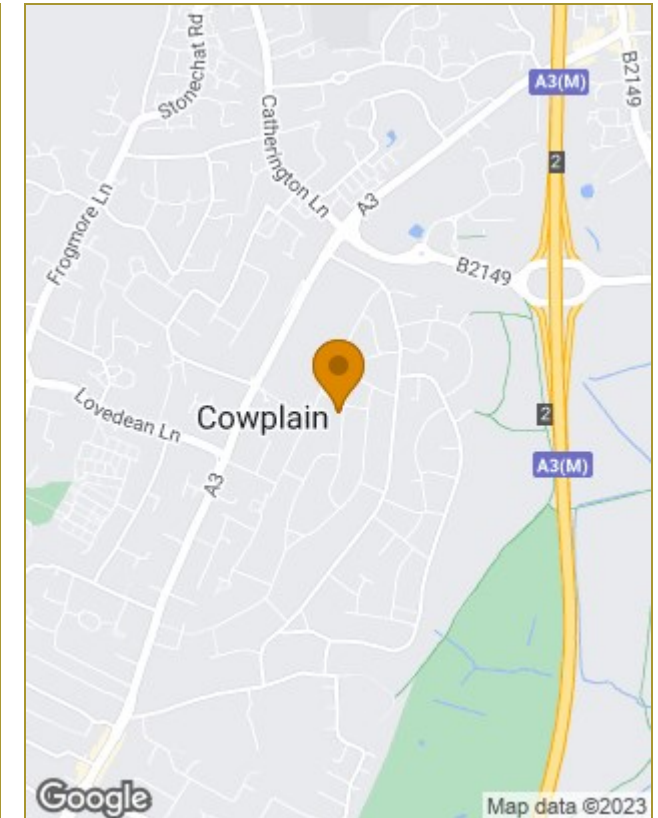


Proposed First Floor
Scale 1:100

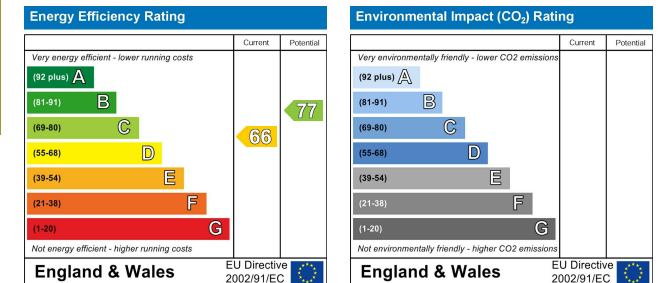
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Steve Grantham Bespoke Office on 02393 090015 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.