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7 Carlyn Drive, Chandler's Ford, SO53 2DJ £550,000

This delightful four bedroom detached family home in a prime central location within Chandler's Ford sits in a popular cul de sac within walking distance of the town center. Upon entering, you will find three spacious reception rooms, including a bright sitting room, a versatile study or playroom, and a dining/family room that is perfect for entertaining. The well appointed kitchen boasts a variety of built in appliances, along with space for freestanding appliances, ensuring that meal preparation is both efficient and enjoyable. A cloakroom completes the ground floor. The four well proportioned bedrooms offer plenty of space for relaxation and rest, making this home suitable for families of all sizes. Outside, the property features a good sized resin driveway that can accommodate up to five vehicles, along with an open plan front garden that enhances the home's curb appeal. The enclosed rear garden provides a private outdoor space, ideal for children to play or for hosting summer gatherings. Conveniently located close to the heart of Chandler's Ford, this property is within easy reach of local amenities, schools, and transport links, making it a fantastic choice for those looking to settle in a vibrant community.

ACCOMMODATION

Ground Floor

Entrance Hall:
Stairs to first floor, under stairs storage cupboard.

Cloakroom:
White suite with chrome fitments comprising wash hand basin, wc.

Sitting Room:
20'10" x 11'11" (6.36m x 3.63m) Steps to:

Study/Playroom:
11'7" x 6'11" (3.53m x 2.11m)

Kitchen:
19'3" x 7'11" (5.86m x 2.41m) Built in oven, built in gas hob, fitted extractor hood, integrated dishwasher, space for fridge/freezer, space and plumbing for washing machine, breakfast bar.

Dining/Family Room:
16'4" x 9' (4.99m x 2.74m)

First Floor

Landing:
Access to loft space.

Bedroom 1:
15'3" x 11'6" (4.64m x 3.51m) Built in wardrobe, French doors leading to balcony.

Balcony:
11'2" x 7'7" (3.41m x 2.32m)

Bedroom 2:
11'6" x 7'10" (3.51m x 2.38m) Built in wardrobe.

Bedroom 3:
11'2" x 8'11" (3.41m x 2.72m) Built in wardrobe, built in airing cupboard housing boiler.

Bedroom 4:
8'11" x 7'7" (2.72m x 2.30m)

Bathroom:
White suite with chrome fitments comprising bath with shower over, wash hand basin, wc.

OUTSIDE

Front:
Area laid to lawn resin driveway providing off road parking, side pedestrian access to rear garden.

Rear Garden:
Measures approximately 37' x 33' and comprises paved patio area, outside tap, area laid to lawn, further paved patio area with wooden pergola, planted beds, garden shed.

OTHER INFORMATION

Tenure:
Freehold

Approximate Age:
1970

Approximate Area:
1321sqft/122.7sqm

Sellers Position:
Looking to purchase onwards.

Heating:
Gas central heating

Windows:
UPVC double glazing

Loft Space:
Partially boarded with ladder and light

Infant/Junior School:
Chandlers Ford Infant School / Merdon Junior School

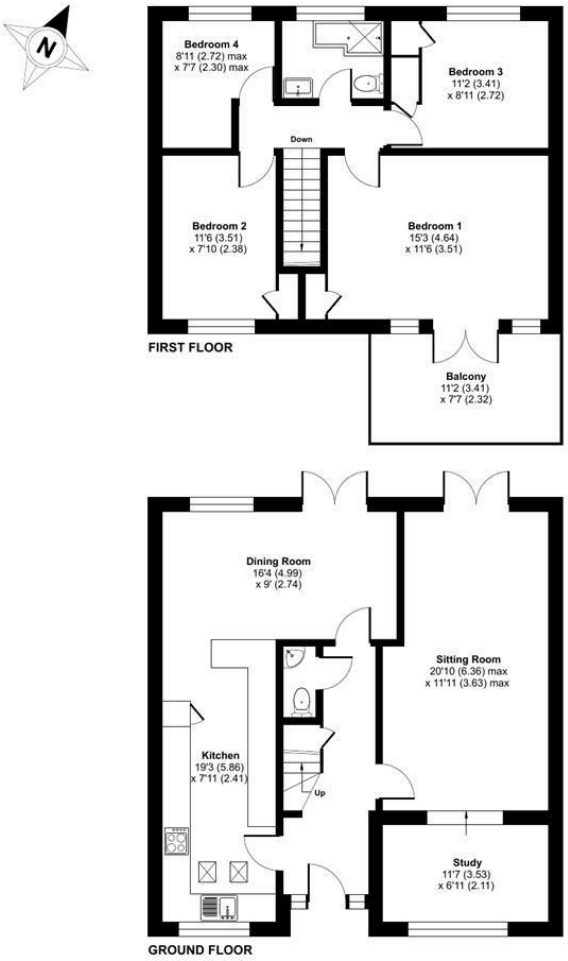
Secondary School:
Toynbee Secondary School

Local Council:
Eastleigh Borough Council 02380 688000

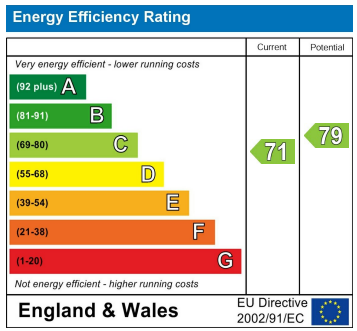
Council Tax:
Band E

Agents Notes:
If you have an offer accepted on a property we will need to, by law, conduct Anti Money Laundering Checks. There is a charge of £60 including vat for these checks regardless of the number of buyers involved.

Ground Floor = 758 sq ft / 70.4 sq m
First Floor = 563 sq ft / 52.3 sq m
Total = 1321 sq ft / 122.7 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 Sparks Ellison. REF: 1399719



94 Winchester Road, Chandler's Ford, Hampshire, SO53 2GJ

Sales: t: 02380 255333 e: property@sparksellison.co.uk
Lettings: t: 02380 018518 e: lettings@sparksellison.co.uk

The Property Ombudsman
NAEA National Association of Estate Agents

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