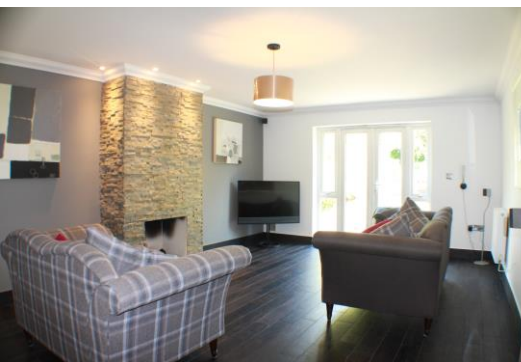


Chimneypots

estate agents



Spinnaker Mews,
Warsash SO31 9LJ

£550,000

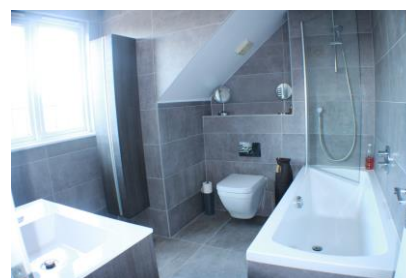
Spinnaker Mews, Warsash SO31 9LJ

- AN IMMACULATE AND BEAUTIFULLY PRESENTED DETACHED FAMILY HOME
- SITUATED IN THE HEART OF WARSASH VILLAGE IN AN EXCLUSIVE DEVELOPMENT
- 21FT KITCHEN/ DINING/ FAMILY ROOM AND UTILITY ROOM
- LOUNGE WITH FEATURE REAL FLAME FIREPLACE
- FOUR BEDROOMS
- REFITTED BATH AND SHOWERROOMS WITH QUALITY PORCELANOSA TILING
- SECLUDED LANDSCAPED GARDEN
- DOUBLE GARAGE WITH ELECTRIC DOORS AND DRIVEWAY PARKING
- VENDOR SUITED



Situated in the heart of the Warsash Village in an exclusive development is this detached family home which has been considerably enhanced by the current owners offering bright and spacious well laid out accommodation.

Upon entering the property there is a beautiful hallway with tiled flooring and doors leading to the principle accommodation which comprises a large kitchen/dining/family room with an extensive range of fitted units and integrated appliances. French doors lead out to a patio area. There is a separate utility room.



There is a Contemporary lounge featuring a real flame ambient fire place and beautiful flooring with French doors leading out to the garden.

There are two double bedrooms (one currently fitted as an office) and shower room. The shower room along with the upstairs family bathroom and ensuite have recently been refitted with high quality Porcelanosa tiling and modern sanitaryware.

The first floor accommodation comprises a Master suite with en-suite shower room and further double bedroom and family bathroom.

Outside the property there is a lovely secluded landscaped garden with a sunny aspect, split over two levels, giving space for all the family.



For those that are not local to the area, Warsash offers more than just local amenities. A short walk from the property and you reach the shore line offering coastal and river walks. Our schools are excellent and commuters are catching on very quickly to the fact that Warsash is conveniently positioned close to the M27 corridor and central train connections to the city. If you are looking for a property that requires nothing more than your own belongings, this could be the home you have been searching for.

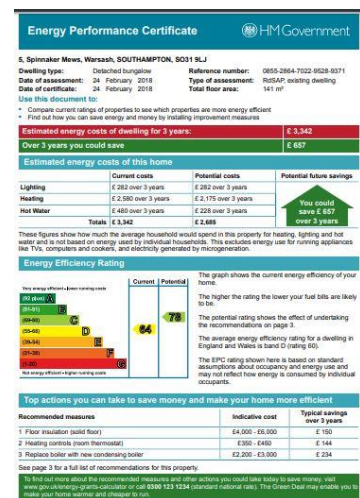


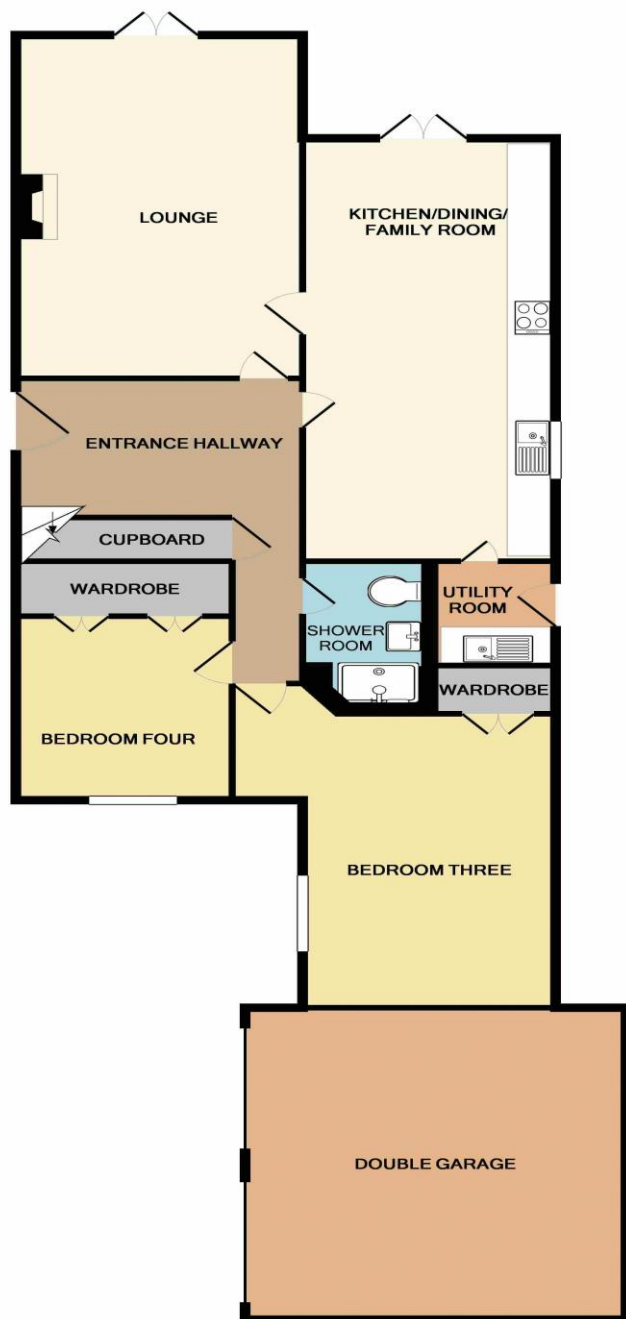
ACCOMMODATION

Front Door Leading To:
 Lounge 19' 3" x 13' 2" (5.86m x 4.01m)
 Kitchen/ Dining/ Family Room 21' 7" x 11' 6" (6.57m x 3.50m)
 Utility Room
 Bedroom Three 11' 7" x 11' 1" (3.53m x 3.38m)
 Bedroom Four/ Study 9' 6" x 9' 5" (2.89m x 2.87m)
 Shower Room
 Landing
 Master Bedroom 17' 4" x 11' 6" (5.28m x 3.50m)
 En Suite Shower Room
 Bedroom Two 13' 4" x 10' 10" (4.06m x 3.30m)
 Family Bathroom

OUTSIDE

Front and Rear Gardens
 Double Garage and Driveway



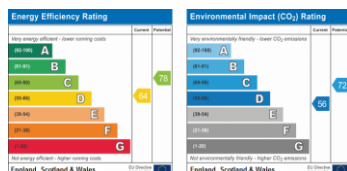


GROUND FLOOR



1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.