



**Bramdean Road, Southampton SO18 5HX**

**welcome to**

## **Bramdean Road, Southampton**

\* TWO BEDROOM TERRACED HOUSE \* BEAUTIFULLY PRESENTED THROUGHOUT \* LANDSCAPED REAR GARDEN \* DRIVEWAY WITH PARKING FOR THREE CARS \* MODERN KITCHEN \* FAMILY BATHROOM \* CLOSE TO LOCAL AMENITIES & SCHOOLS \* GREAT LOCATION \* ACCESS TO M27 \*

### **Front Garden**

Paved and laid to lawn with access to main property.

### **Entrance Hall**

Access to all rooms, leading to;

### **Lounge**

16' 6" x 10' 7" ( 5.03m x 3.23m )

Double glazed window to the front aspect, double glazed patio doors leading to garden, laminate flooring, gas radiator, dining space.

### **Kitchen/Diner**

15' 7" x 10' 2" ( 4.75m x 3.10m )

Wall and base cupboard units, range cooker, gas hob, under counter space for white goods, stainless steel sink and drainer, double glazed windows to the front and rear aspect, double glazed door to garden, breakfast bar.

### **Cloakroom**

Wash hand basin, low level w/c.

### **Landing**

Access to all rooms, double glazed window to the rear aspect.

### **Bedroom One**

15' 11" x 15' 7" ( 4.85m x 4.75m )

Double glazed windows to the front and rear aspect, laminate flooring, freestanding wardrobes, gas radiator.

### **Bedroom Two**

10' 8" x 10' 5" ( 3.25m x 3.17m )

Double glazed window to the front aspect, gas radiator, laminate flooring, built in wardrobes.

### **Bathroom**

Bath with overhead shower, low level w/c, wash hand basin, heated towel rail, tiled walls, double glazed window to the rear aspect.

### **Rear Garden**

Patio area with pergola for outside seating, steps up to lawn area, outbuilding.





**Situated in Harefield, this attractive two-bedroom terraced home offers the perfect blend of comfort, style, and convenience. Ideally located close to local amenities, well-regarded schools, and with excellent access to the M27, it is perfectly suited for commuters and families alike.**

**Upon entering the property, you are welcomed by a spacious and light-filled lounge with patio doors providing direct access to the rear garden.**

**A modern, well-appointed kitchen offers plenty of storage and workspace, while a convenient downstairs w/c completes the ground floor. Upstairs, the property boasts two generously sized bedrooms, both tastefully decorated, along with a contemporary family bathroom.**

**The beautifully landscaped rear garden is a standout feature, designed for low maintenance enjoyment. It includes a charming pergola seating area as well as a versatile outbuilding suitable for storage, a home office, or hobby space.**

**To the front, the property benefits from a driveway providing off-road parking for up to three vehicles. This is a fantastic opportunity to acquire a wonderful family home in a popular location.**

**Agents Note: Please note this property is non standard construction.**



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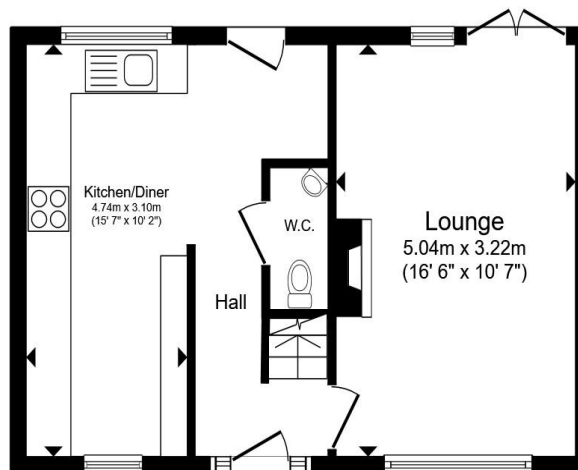
## Bramdean Road, Southampton

- Two Bedroom Terraced House
- Beautifully Presented Throughout
- Landscaped Rear Garden with Pergola Seating Area
- Driveway with Parking for Three Cars
- Modern Kitchen/Diner

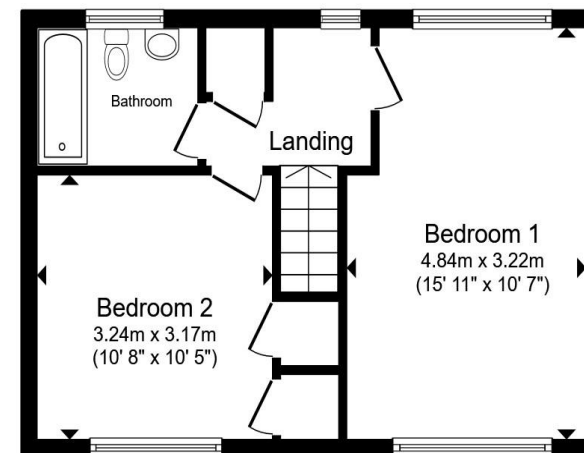
Tenure: Freehold EPC Rating: D

Council Tax Band: B

**£270,000**



Ground Floor



First Floor

Total floor area 74.2 m<sup>2</sup> (799 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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Property Ref:  
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**023 8044 6724**



[Bitterne@fox-and-sons.co.uk](mailto:Bitterne@fox-and-sons.co.uk)



390c Bitterne Road, Bitterne, SOUTHAMPTON,  
Hampshire, SO18 5RS



[fox-and-sons.co.uk](http://fox-and-sons.co.uk)