



Badgers Bolt, Colden Common, Winchester. SO21 1GB

welcome to

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Fox and Sons Eastleigh are delighted to present this exceptional three-bedroom semi-detached home for sale, available with no onward chain. Situated in a sought-after modern development in the attractive area of Colden Common.



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Entrance

Hallway

Lounge/Diner

Fitted Kitchen

Cloakroom

First Floor

Bedroom Two

Bedroom Three

Family Bathroom

Second Floor

Inner Hallway

Master Bedroom

Ensuite

Front And Rear Gardens

Parking

Agents Notes



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Badgers Bolt, Colden Common, Winchester

- CHAIN FREE
- MODERN KITCHEN
- ENSUITE TO MASTER BEDROOM
- DOWNSTAIRS CLOAKROOM
- PARKING

Tenure: Freehold EPC Rating: B

Council Tax Band: D

Directions to this property:

Fox and Sons Estate Agents Eastleigh

44 Market St, Eastleigh SO50 5RA

Take Market St to Southampton Rd/A335

Head toward Regal Walk, turn left onto Wells Pl

Follow A335 and B3335 to Spring Ln in Colden Common

At the roundabout, take the 1st exit onto Southampton Rd/A335

At the roundabout, take the 4th exit onto Allbrook Hill/B3335

At the roundabout, take the 2nd exit onto Highbridge Rd/B3335

Turn right onto Spring Ln, go through 1 roundabout

Turn right onto Main Rd/B3354, continue on Sandyfields Ln. Drive to Badgers Bolt, turn left onto Sandyfields Ln, turn left onto Bluebell Green

Turn right onto Badgers Bolt and your destination will be on the right

Awaiting Photograph



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Property Ref:

ELH107106 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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