



Parham Place, Southbourne, Emsworth PO10 8FS

welcome to

Parham Place, Southbourne Emsworth

A beautifully presented two-bedroom home with solar panels, EV charging point, two allocated parking spaces and a landscaped west-facing garden. Features include a modern kitchen, spacious living/dining room, shower room and cloakroom.

Entrance Hall

Stairs leading to first floor. Storage cupboard.
Doors to:

Living Room

Double glazed French doors leading to rear garden.
Parquet flooring, radiator.

Kitchen

Double glazed window to front aspect. Range of wall and base units with work surface over, incorporating sink unit with mixer tap over. Space for fridge/freezer, dishwasher and washing machine. Built-in low level oven with hob and extractor hood over. Radiator.

Cloakroom

Double glazed window to side aspect. Low level WC, wall mounted wash hand basin. Parquet flooring.

First Floor Landing

Storage cupboard. Doors to:

Bedroom One

Double glazed window to rear aspect. Carpet flooring, radiator, spotlights to ceiling.

Bedroom Two

Double glazed window to front aspect. Built-in wardrobe, carpet flooring, radiator.

Shower Room

Double glazed window to side aspect. Walk-in shower with tiled wall, low level WC with enclosed cistern and wash hand basin set within vanity unit. Heated towel rail.

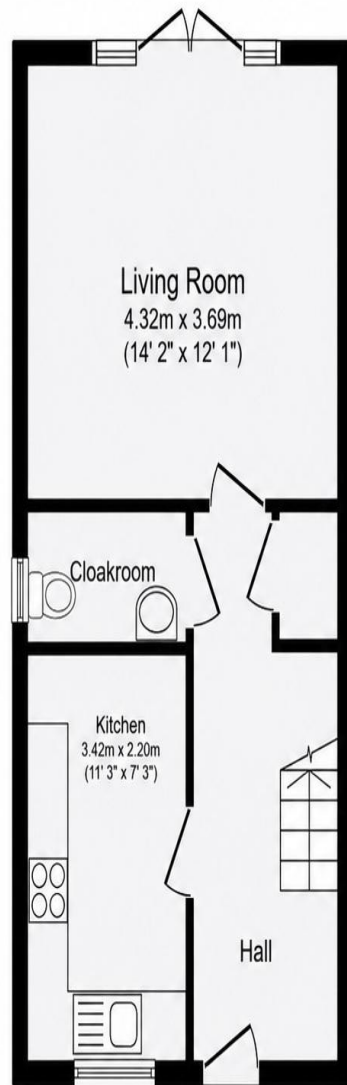
Outside

Front

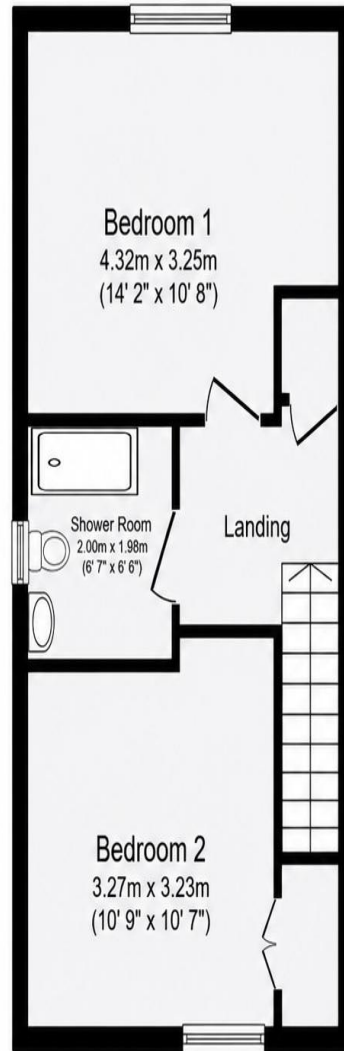
Block paved driveway, providing off road parking. EV charging point. Side access to rear garden.

Rear Garden

Laid to patio and lawn with pathway, pebble borders and wooden shed.



Ground Floor



First Floor

Total floor area: 72.7 sq.m. (783 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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



welcome to
Parham Place,
Southbourne Emsworth

- Two Bedroom Semi Detached House
- Two Allocated Parking Spaces
- EV Charging Point
- Solar Panels
- Landscaped West Facing Garden

Tenure: Freehold EPC Rating: B
Council Tax Band: C

offers in excess of
£325,000



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Property Ref:
WLV109911 - 0002

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