



Connells

Upper Barn Copse
Fair Oak Eastleigh

Upper Barn Copse Fair Oak Eastleigh SO50 8DB

for sale offers over
£400,000



Property Description

This lovely and spacious detached family home is ideally situated in the desirable area of Fair Oak, offering generous accommodation throughout, driveway parking and a garage.

The welcoming entrance hall leads to a convenient downstairs cloakroom and a spacious lounge, featuring a charming fireplace and an attractive archway opening through to the dining room.

From the dining room, double-glazed doors lead into the conservatory, creating a wonderful additional living space with lovely views over the rear garden.

The modern fitted kitchen is well equipped with a range of wall and base units and integrated appliances, providing a practical and stylish space for everyday family life.

Upstairs, the property offers three generous bedrooms, with the principal bedroom benefiting from its own en-suite shower room. A further family shower room serves the remaining bedrooms.

Outside, the rear garden features a paved courtyard providing a low-maintenance outdoor space, with access through to the garage.

To the front, a driveway provides convenient off-road parking.

Situated in a popular and well-established area of Fair Oak, the property is close to a wealth of local amenities, shops, schools and everyday facilities, while also offering excellent access to nearby towns and transport links.

A fantastic family home offering spacious accommodation in a highly desirable location.

Entrance Porch

Double glazed window to side aspect. Radiator.

Entrance Hall

Double glazed window to side aspect. Radiator. Under stairs cupboard. Stairs to first floor.

Cloakroom

Double glazed privacy window to front aspect. Wash hand basin. Toilet. Radiator.

Lounge

Double glazed window to front aspect. Gas feature fireplace. TV port. Radiator. Archway to dining room.

Dining Room

Double glazed patio doors to conservatory. Radiator.

Kitchen

Double glazed window to rear aspect. Door to garden. Modern fitted kitchen with wall and base units. Integrated appliances included electric oven, gas hob, extractor fan, microwave, fridge and washing machine. Space for upright fridge freezer.

Conservatory

Brick construction with double glazed windows and double doors to garden. Tiled flooring. Power points and lighting.

Landing

Double glazed window to side access. Loft access with pull down ladder, partial boarding and light.

Bedroom 1

Double glazed window to front aspect. Radiator. TV port.

En-Suite

Double glazed privacy window to side aspect.. Walk in shower cubicle with glass door. Wash hand basin. mirrored cabinet. Toilet. Chrome heated towel rail. Extractor fan. Spotlights.

Bedroom 2

Double glazed window to rear aspect. Radiator.

Bedroom 3

Double glazed window to front aspect. Radiator. Built in storage cupboard with shelving.

Shower Room

Double glazed privacy window to rear aspect, Large walk in shower with glass screen. Vanity sink and unit with mirror above. Toilet. Chrome heated towel rail. Extractor fan. Spotlights.

Outside

To the front. Paved garden with mature shrubs. Driveway parking. Garage.

To the rear. Paved courtyard style garden with attractive flower/shrub borders and outside tap.

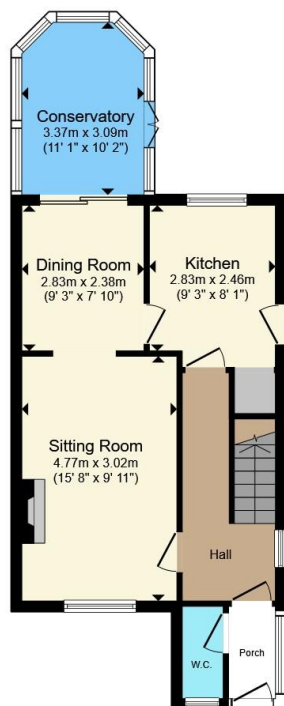
Garage

Up and over door. Light and power. Side door to garden.

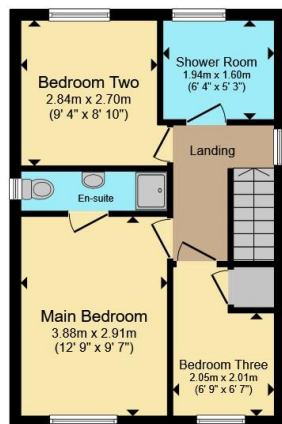
Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

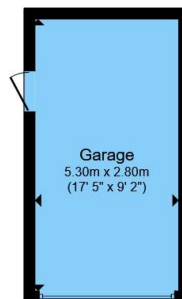




Ground Floor



First Floor



Garage

Total floor area 100.6 m² (1,082 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

Connells



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19 Market Street
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EPC Rating: D Council Tax
Band: D

view this property online connells.co.uk/Property/EGH308200

Tenure: Freehold



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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